

Dartmouth, N. S.

April 2/85.

Regularly called meeting of City Council
held this date at 7:30 p.m.

Present - Mayor Brownlow

Ald. Sarto	Romkey
Peters	Beeler
Crawford	Levandier
Stubbs	DeMont
Hawley	Greenough
Bregante	Hetherington
City Solicitor, M. Moreash	
City Administrator, C. A. Moir	
City Clerk-Treasurer, B. Smith	
Deputy City Clerk, G. D. Brady.	

The Mayor acknowledged the attendance at the meeting of the Ninth Dartmouth Scout troop, and welcomed them to the meeting, with their leaders.

Ald. Hetherington received permission to move up on the agenda, a petition from Rodney Road residents; this item was moved up for consideration under the agenda heading of PETITIONS.

MINUTES

On motion of Ald. Hetherington and Levandier, Council adopted the minutes of meetings held on March 7th, 9th, and 26th, as circulated.

PETITIONS: HOME & SCHOOL ASSOCIATIONS

A number of petitions have been received from Home & School Associations in the City, with regard to the School Board request for additional funding. Mayor Brownlow advised that a public meeting, to discuss this subject, is planned for Wed., April 10th at 7:30 p.m. On that occasion, the representatives of these Home & School groups will have an opportunity to present their petitions and any other written or verbal submissions they may wish to make. Council agreed that the meeting on the 10th would be the best time to receive the submissions, and a representative for one of the Home & School groups, indicated a willingness to wait for that date to make a presentation.

PETITION: RODNEY ROAD RESIDENTS

Ald. Hetherington presented a petition from Rodney Road residents who wish to have a No Parking restriction placed on their street, due to parking problems that have been created by a tavern in the

area, which is without adequate on-site parking.

A T.M.G. report has been submitted to Council, recommending that the restriction be placed on one side of the street only, but Ald. Hetherington said that in discussions with Mr. Connors, the Traffic Coordinator, he is willing to have the restriction apply to both sides of the street, if the residents wish. Ald. Hetherington therefore moved, seconded by Ald. Bregante, that a No Parking restriction be implemented on Rodney Road from Civic # 37 to 31 and from Civic #46 to 38.

Ald. Bregante was also concerned about the visibility problem at the intersection of Foston Street, with the present parking situation, and moved in amendment that No Parking be implemented completely on the side of Foston Street where there is a partial section of the parking restriction at present. The amendment was seconded by Ald. Sarto and it carried. The amended motion carried.

MOTION: Moved by Ald. Hetherington & Bregante that a No Parking restriction be implemented on Rodney Road, from Civic #37 to 31 and from Civic #46 to 38.

AMENDMENT: Moved in amendment by Ald. Bregante and Sarto that No Parking be implemented completely on the side of Foston St. where there is a partial section of the parking restriction at present.

LETTER: AUSTENVILLE
CITIZENS ASSN.

A letter has been circulated from the Austenville Concerned Citizens Assn. on the subject of the Dartmouth Commons and the work of the Dartmouth Commons Committee. Ald. Levandier noted that a letter from the Chamber of Commerce has also been received by members of Council on this subject. He asked about the status of the staff report that was to have come back to Council after the Commons hearing, expressing concern that the report has been delayed. Mr. Moir advised that the report will likely be made to Council during the month of May. Ald. Levandier was not pleased with this response and said he has been disappointed by what he considered to be an undue delay in presenting the report, on the

part of staff.

On motion of Ald. Greenough and Sarto, the letter from the Austenville Concerned Citizens Assn., dated March 26/85, was received and filed.

MOTION: Moved by Ald. Greenough and Sarto that the letter from the Austenville Concerned Citizens Assn., dated March 26/85, be received and filed.

LETTER APEX
DEVELOPMENTS LTD.

As requested at the March 26th meeting of Council, a letter from APEX Developments Ltd., on the subject of waterfront development proposals, has been placed on the agenda for this meeting. Mr. Moir noted that a decision on waterfront development proposals has been deferred by Council, pending the conclusion of negotiations in progress with the CNR, so that land holdings in this section of the City can be consolidated. He indicated to Council that it could be as late as the end of 1985 before these transactions can be finalized, due to the approvals that have to be received at CNR levels and from government agencies.

The general feeling of Council has been that developers would not wish to proceed with development plans until all of the necessary land assembly details have been finalized, and this opinion continued to be reflected in the comments made at this time. Ald. Crawford suggested, however, that there would be no objection to having Mr. Mettam make a presentation to Council, if he wished, taking into account the fact that the CNR negotiations have not been concluded and the land assembly cannot be consolidated until they are.

The Mayor asked to have the minutes checked and an update given for Council on the decisions taken in this connection at previous meetings. Also, he agreed that Mr. Mettam can appear before Council and outline his presentation, if he wishes to do so, at any time.

On motion of Ald. Greenough and Crawford, the letter from APEX Developments Ltd., dated March 25/85, was received and filed.

MOTION: Moved by Ald. Greenough & Crawford that the letter from APEX Developments Ltd. dated, March 25/85, be received & filed.

RECONSIDERATION:
SITE 34B
BURNSIDE PARK

At the March 26th meeting of Council, notice of reconsideration was given by Ald. Crawford, in connection with a decision taken by Council to approve Resolution 85-16, authorizing the purchase of Site 34-B at 181 Joseph Zatzman Drive, in the Burnside Park, for the price of \$255,000.

Ald. Crawford proceeded to explain why he gave notice of reconsideration on that occasion, based on his opinion that Council should not be spending that amount of money to purchase land in the Burnside Park. If the City is going to start buying back properties from companies unable to proceed with development, then some type of policy should be established that will apply to other similar situations in the Park. He said the City is in the business of selling land, not buying it. He indicated that there is another major tenant in the Park about to go out of business and we are likely to have that property offered to us for sale in the same way. Since he did not wish to divulge the details of a company in difficulty in the Park, Ald. Crawford wanted to have the motion of March 26th reconsidered in camera, at which time, some policy will be discussed for dealing with properties that are being reoffered to the City for sale. He therefore moved reconsideration of the action taken by Council at the March 26th meeting, in adopting Resolution 85-16. The motion to reconsider was seconded by Ald. Stubbs and it carried by a vote of 7 to 5.

Ald. Crawford and Stubbs then moved that the item be deferred and placed on the next agenda for discussion in camera, at which time information will be made known to the members about the company referred to by Ald. Crawford, in his presentation. The motion to defer carried. The Mayor asked that the item be placed on the April 9th agenda.

MOTION: Moved by Ald. Crawford and Stubbs that the item (approval of Resolution 85-16)

be deferred and placed on the next agenda for discussion in camera, at which time information will be made known to the members about the company referred to by Ald. Crawford, in his presentation. The item to be included in the April 9th agenda.

SECOND APPROVAL:
MUNICIPAL AWARE-
- NESS WEEK

On motion of Ald. Bregante and Sarto, Council gave second approval for an over-expenditure in the amount of \$6,000., required for the Municipal Awareness Week program. (First approval given on March 26/85.)

MOTION: Moved by Ald. Bregante and Sarto that Council give second approval for an over-expenditure, in the amount of \$6,000., for the Municipal Awareness Week program. (First approval given on March 26/85).

PROVINCIAL ELECTION
LIST: RES. 85-17

At the March 26th meeting, Council deferred a decision on the approval of Resolution 85-17 (use of Provincial election list), pending additional information being received on the spot enumeration planned to bring the list up to date for the municipal election.

Mr. Brady has provided this additional information in his memo to Council, dated March 28/85, and based on the report received, Ald. Greenough and Levandier moved the adoption of Resolution 85-17, as originally recommended to Council. Ald. Bregante did not agree with the motion and both he and Ald. Hetherington felt that spot enumeration will not be adequate to bring the lists up to a satisfactory standard. They referred to discrepancies that existed in the lists when they were used for the Provincial election, and felt that these will be even worse by the time of the municipal election in the fall.

When the vote was taken on the motion, it carried with Ald. Hetherington and Bregante voting against.

MOTION: Moved by Ald. Greenough and Levandier that Council adopt Resolution 85-17, authorizing the use of Provincial voters lists for the Dartmouth municipal election, as recommended to Council at the March 26th meeting.

AWARD TENDER:
HANDICAPPED ELEVATOR
FINDALY COMM. CENTRE

Tenders have been received as follows for the supply and installation of one handicapped elevator for

Findlay Community Centre:

Garry Scott Elevator Co. Ltd.	\$10,300.
Eastern Elevator Services Ltd.	15,300.

Acceptance of the low bid received from Garry Scott Elevator Co. Ltd., has been recommended to Council, and the tender was awarded as recommended, on motion of Ald. Hetherington and Bregante.

MOTION: Moved by Ald. Hetherington & Bregante that the tender for the handicapped elevator at Findlay Community Centre, be awarded to the low bidder, Garry Scott Elevator Co. Ltd., as recommended.

VEHICLE TENDERS

A report has been submitted to Council, with recommendations on the tenders for vehicles for the various City Departments. Mr. Smith has concurred in the recommendations of Mr. George (Chief Buyer) and Mr. LaLonde, the Fleet Manager, and has recommended acceptance by Council of the bids outlined in the report.

Ald. Levandier questioned the bids received for the Works Dept. trucks, and also, for the unmarked Police cars, which tender he felt should have gone to Chebucto Ford. Ald. Hawley said that Council should have received copies of all the specs for these tenders in order to be able to evaluate them as required. He moved deferral to the next Council meeting, in order to receive the specs for all the vehicles; the motion to defer was seconded by Ald. Romkey and it carried.

MOTION: Moved by Ald. Hawley and Romkey that the vehicle tenders be deferred until the next Council meeting, and that members of Council be provided with copies of all the specs before that time.

LAND: 681 WINDMILL RD.

A further report was before Council on the subject of the City-owned property at 681 Windmill Road, for which property negotiations have been carried on with Mr. Pat King, subject to the conditions set out in the report.

Mr. King addressed Council, explaining his interest in that property, which lies adjacent to land already owned by him. He outlined plans for development of the total land holding, in conjunction

with Mr. John Grude, who was also present for this item. The joint project, under the name of the Burnside Inn & Marina Ltd., involves a proposed hotel complex and full-service marina, with helicopter landing facilities. The hotel will have between 150 and 210 rooms and the total project is estimated to cost between fourteen and seventeen-million dollars. The developers hope to start construction within about eight months time, and a completion date has been estimates for late in the fall of 1986. An artist's rendering of the development concept was presented for Council to see, showing the size of the hotel complex and its location.

Ald. Levandier felt that Council should go along with the proposal, which he considered to be very beneficial to the City, and he moved that Mr. Moir be authorized to continue negotiations with Mr. King for the sale of the land, subject to the approval of the Minister of Municipal Affairs, and that negotiations be exclusively with Mr. King at this time. The motion was seconded by Ald. Crawford.

Ald. Greenough said the proposal is exciting and would be the kind of facility we have been looking for now for some time. He asked about conditions that will guarantee this use of the land once it has been acquired. Mr. King said he would have no problem with this kind of condition for the protection of the City's interests, and the Mayor noted that such details will be part of the negotiations that will now proceed with Mr. King. The vote was taken on the motion and it carried.

MOTION: Moved by Ald. Levandier and Crawford that Mr. Moir be authorized to continue the necessary negotiations with Mr. King for the sale of the land, subject to the approval of the Minister of Municipal Affairs, and that negotiations be exclusively with Mr. King at this time.

SITE L-27: HELLY
HANSEN CANADA LTD.

The Industrial Commission has considered a request from Helly Hansen Canada Ltd., for the return to them of the option fee paid for Lot L-27, when and

if the site should be sold again. The fee amounts to \$37,740. and with the deduction of transaction fees, the actual amount that would be returned to Helly Hansen, would be \$36,740. The Commission has recommended that the option fee be returned to the company when Lot L-27 is sold, less whatever legal fees were borne by the City in conjunction with the option transaction.

Ald. Sarto and Greenough moved the adoption of the recommendation, but Ald. Crawford was opposed to it and considered this to be another example of the need for a policy on the return of property to the City, in the same category as the other industrial site discussed earlier in the meeting. He said a policy change is required before Council makes any decisions on this kind of transaction. Other members tended to feel that this is not the same kind of situation as the site on Joseph Zatzman Drive, and pointed out that the City will not lose any money by returning the option once another sale has been negotiated for Lot L-27.

Mr. Godber addressed Council on behalf of Helly Hansen, explaining the financial difficulties that have been facing the local company operation and the efforts being made to keep the company in business. He regarded the return of the option as a measure of good faith on the part of the City, and noted that it will be seen this way by the parent company when a funding request is made by local representatives. He noted that the company has promoted the Burnside Park to other interested clients, and has been pleased to be a tenant there.

Ald. Hawley was concerned that if Council makes a concession in this case, it will be expected by other companies that may be placed in similar circumstances in the future. Ald. Romkey, Beeler, Levandier and Hetherington were willing to support the request, in order to show faith with a company that has been a good corporate citizen.

Ald. Stubbs and Crawford moved referral of the item to the April 9th meeting when the Site 34B item is to be dealt with in camera. Ald. Crawford spoke in favour of referral, noting that Council does not have the benefit of a financial report on the company, on which to base an opinion. He objected to the City assisting a company that is owned by a syndicate and therefore has considerable financial backing from that source. Ald. Peters also opposed the return of the option fee, suggesting that every company in difficulty will be coming to Council trying to seek assistance if we give it to this one. He said Council made a deal with these people and now they are trying to weasel out of it. When the vote was taken on the motion to refer, it carried by a vote of 7 to 5.

Mr. Godber indicated his willingness to provide his financial statement for scrutiny by the member of Council who is an accountant (Ald. Peters), to confirm the present financial status of the company. Ald. Crawford said that is not good enough and wanted to see all members of Council provided with the information. The Mayor noted for clarification that he has only seen the bottom line of the income and deficit statement, which indicates a deficit position, as stated by Mr. Godber. Ald. Crawford was dissatisfied with information being provided in any other way, except for all members of Council to receive copies of the financial statement. Mr. Godber pointed out that his company does not wish to have their statements made public record, especially when they are trying to deal with financial difficulties.

MOTION: Moved by Ald. Stubbs and Crawford that the matter be referred to the April 9th meeting, when the Site 34B item is to be dealt with in camera.

EXTENSION OF
AKERLEY BLVD.

The Industrial Commission has considered correspondence from the Burnside Park Ind. Committee, regarding the extension of Akerley Blvd. to Highway 118, and has recommended to Council that negotiations be commenced with the Dept. of Transportation for the

extension of Akerley Blvd. to connect with Highway 118 at the juncture of the 107 By-pass.

Ald. Crawford and Bregante moved the adoption of the recommendation. Ald. Hawley commented on the cost associated with any construction of Akerley Blvd. and felt that the City must be careful not to make any such commitment to a major expenditure like this, in conjunction with any negotiations we may undertake. The Mayor noted that no commitment of any kind will be made without discussions at the Council level. The motion carried.

MOTION: Moved by Ald. Crawford and Bregante that the recommendation of the Industrial Commission be adopted with respect to negotiations with the Transportation Dept. for the extension of Akerley Blvd. to connect with Highway 118 at the juncture of the 107 By-pass.

LANDS:
CARLETON ST.

The Solicitor has reported back to Council on the possibility of the City expropriating lands in the Carleton Street area, about which Ald. Bregante and Hetherington have expressed their concerns at previous meetings. She has given the opinion that the Courts would consider this to be an abuse of the City's expropriation powers, since the City has no particular purpose in mind for expropriation. For this reason, she does not recommend expropriation but rather, that we work through the zoning by-law to ensure that the operation planned for the site stays within the bounds of the permitted uses on the lands.

Ald. Hetherington and Bregante felt they could not accept the fact that nothing can be done in this situation, where the owner has complied with City by-laws and regulations and is therefore entitled to a building permit. They considered the proposed land use to be inappropriate (used car lot) and felt that it will lead to other uses and to problems in the future.

(Ald. Greenwood was present from this point onward in the meeting.)

Ald. Bregante felt that negotiations should

commenced with the owner, to see what he would want for the property, and it could be developed as a playing field and recreational facility for the area, if the City acquired it.

Ald. Crawford was in favour of at least contacting the owner and opening negotiations, in order to see just what the price for the land might be. Then, if the price proved to be too high, Council could decide not to purchase the land after all. He therefore moved that the City Administrator contact the owner and begin negotiations with him, in order to see what price he would want for the land, and report back to Council. The motion was seconded by Ald. Bregante and it carried.

MOTION: Moved by Ald. Crawford and Bregante that Mr. Moir contact the owner and begin negotiations with him, in order to see what price he would want for the land, and report back to Council.

STREET CLOSURE:
PORTION OF ALBRO
LAKE ROAD

Council considered a report from the City Solicitor on the proposed closure of a travelled way, which is an abandoned portion of Albro Lake Road, no longer required for street purposes and now forms part of various lots located along Albro Lake Road. It has been recommended that May 7th be set as a date for public hearing^{for} the street closure, which has been requested by Mr. Ronald Shields of 132 Albro Lake Road, and on that date, that the City consider closing the street and authorizing quit claim conveyances of this and other lots affected, to the lot owners concerned in this area.

The recommendation was adopted and Council set May 7th as the date for public hearing, on motion of Ald. Bregante and Stubbs.

MOTION: Moved by Ald. Bregante and Stubbs that the recommendation of the City Solicitor be adopted with respect to a closure of the abandoned portion of Albro Lake Road, and that May 7th be set as the date for public hearing.

LAND EXCHANGE:
SUPERIOR PROPANE

A second report from the Solicitor was before Council on lands required from Superior Propane for the widening of Pleasant Street. A land exchange has

been negotiated with this land owner, but because some of the lands involved were formerly roads or streets, they must be officially closed before they can be conveyed to Superior Propane as part of the land exchange negotiated. It is therefore recommended to Council:

- 1) that May 21/85 be set as a date for the hearing into the closure of Parcels U2 and V2.
- 2) that if the street closures are approved, Council exchange Parcels U2 and V2 with Superior Propane for a deed for Parcel T1 and Quit Claim Deeds for Parcels U1 and V1.

The above recommendations received Council approval, on motion of Ald. Greenough and Bregante.

MOTION: Moved by Ald. Greenough and Bregante that the above recommendations from the Solicitor be adopted with respect to a proposed land exchange between the City and Superior Propane, required in connection with the widening of Pleasant St. May 21/85 is set for the public hearing required.

AWARD TENDER:
CONTRACT 84-04

The following tenders have been received for curb, gutter, and paving on Lyngby Ave. from Hillside Ave. to Crichton Ave., and on Crichton Ave. from Mount Pleasant Ave. to Lyngby Ave.:

Ocean Contractors Ltd.	\$88,005.
Steed & Evans Ltd.	96,930.

Acceptance of the low bid, submitted by Ocean Contractors Ltd., has been recommended, and Council awarded the tender, on motion of Ald. Romkey and Greenwood.

MOTION: Moved by Ald. Romkey and Greenwood that the tender for Contract 84-04 be awarded to the low bidder, Ocean Contractors Ltd.

AWARD TENDER:
CONTRACT 85536C

Mr. Fougere has reported to Council on the tenders received for Contract 85536C (site grading, Burnside Business Park), recommending acceptance of the tender submitted by W. Eric Whebby Ltd., in the amount of \$1,356,550., for this project. An accompanying report from CBCL on the tenders, has also been circulated with Mr. Fougere's report.

The tender was awarded as recommended, on

motion of Ald. Sarto and Hetherington.

MOTION: Moved by Ald. Sarto & Hetherington that the tender for Contract 85536C (site grading, Burnside Business Park) be awarded to W. Eric Whebby Ltd., in the amount of \$1,356,550., as recommended.

AWARD TENDER:
SIGNS & SUPPORTS
BURNSIDE PARK

Tenders have been received, as per Mr. Fougere's report of March 27/85, for signs and supports for the Burnside Industrial Park. The signs are required for promotional purposes in the Park.

Acceptance of the low bid received from Sun Construction Co. Ltd., for three signs, in the amount of \$2,368., has been recommended to Council, and the tender was awarded, as recommended, on motion of Ald. Sarto and Hetherington.

MOTION: Moved by Ald. Sarto and Hetherington that the tender for signs and supports for the Burnside Park, be awarded to the low bidder, Sun Construction Co. Ltd., in the amount of \$2,368., as recommended.

MOTIONS:

ALD. HETHERINGTON

Notice of motion having been previously given, the following motions were introduced by members of Council at this time:

1) Moved by Ald. Hetherington, seconded by Ald. Bregante:

BE IT RESOLVED that the Engineering Dept. put a small section of curb, to control the car movement at the intersection of Irving and Pleasant Streets, as recommended by the Police Dept.

Ald. Hetherington explained the reasons for requesting the curbing at this location, after which the vote was taken on the motion and it carried.

MOTION: Moved by Ald. Hetherington and Bregante: text above.

ALD. SARTO

2) Moved by Ald. Sarto, seconded by Ald. Crawford:

That the Planning and Legal Departments look into the need for height restrictions on accessory buildings in residential zones, and recommend a height limit for such buildings, and a means of implementing such a restriction.

Ald. Sarto commented on instances where a restriction of this kind is required in the City, noting that the City of Halifax and the County have such restrictions in place already. The motion was not opposed by Council and it carried.

MOTION: Moved by Ald. Sarto and Crawford:
text on page 13 of these minutes.

NOTICES OF MOTION:
ALD. LEVANDIER

The following notices of motion were given
for the next regular meeting of Council:

1) Ald. Levandier:

WHEREAS there has been a surge of residential
break-ins, particularly against the elderly;

AND WHEREAS City residents are being more
cautious about who they let into their homes;

AND WHEREAS the City of Dartmouth has to
license door-to-door sales people as well
as transient traders;

THEREFORE BE IT RESOLVED that the current
by-law be amended to include a provision
whereby these traders must wear a numbered
picture identification on their clothing
(similar to taxi license), and that these
cards be the sole property of the City, and
must be returned on demand.

ALD. PETERS

2) Ald. Peters:

WHEREAS there is great concern within the
City of Dartmouth, regarding the funding
and efficiency and educational effect of
the Dartmouth District School Board, and

WHEREAS the School Board has not effected
operating changes in accordance with changes
that have occurred in the student population,
and

WHEREAS this City Council does not want to
cause levels of funding which would adversely
effect the quality of education in this City;

THEREFORE BE IT RESOLVED that this City Council
hire the Management Consulting Division of
Doane Raymond, under the direction of Mr.
William Hayward, F.C.A., to conduct a review
of our School Board and report to City Council
within three months; and that application be
made to the Province for assistance in funding
the study.

If Provincial funding is not available, then
such report to be paid for out of the budgeted
item 'Advisory Assistance', and then City Council
could make the appropriate decisions after
reviewing this unbiased and professionally-
prepared report of Doane Raymond.

ALD. HAWLEY

3) Ald. Hawley:

WHEREAS the Museum Board has a small art
gallery located within the Dartmouth Museum;

AND WHEREAS this location is unsatisfactory
because the floor space is desperately needed
for Museum displays;

AND WHEREAS the floor space presently available
for art display is totally inadequate to meet
present demands;

AND WHEREAS City Council has recently turned
down a property on Slayter Street, deemed to
be satisfactory by the Museum Board for an
art gallery;

THEREFORE BE IT RESOLVED that this Council establish a committee charged with responsibility for finding potential locations for an art gallery in Dartmouth, and that the committee be required to report back to this Council with a 100-day period from this date.

INQUIRIES:

ALD. HAWLEY

Ald. Hawley asked if it will be possible for groups to submit other petitions prior to the Council meeting with the School Board, planned for April 10th. The Mayor said there will be no problem with receiving them up until Monday or Tuesday before the 10th.

Ald. Hawley asked when the EMO presentation is to be heard by Council. The Mayor suggested it could be scheduled for two weeks from this Thursday, April 18th.

ALD. HETHERINGTON

Ald. Hetherington commented on the condition of many school yards at this time of year, after the winter months; he asked that a letter be forwarded to the School Board, requesting a general clean-up of school yards.

Ald. Hetherington's second inquiry was about controlled burning in areas of the City and the use of Volunteer Firemen in these situations.

Ald. Hetherington questioned the figures contained in the report of the Chief of Police on the speed checks conducted on Rodney Road. He discussed these figures with Mr. Moir and said he would like to have them reviewed further with the Police Dept.

Ald. Hetherington asked about the meeting being arranged with the Attorney-General to discuss security at the Nova Scotia Hospital. The Mayor advised that the Attorney-General will be setting a date for the meeting when he comes back to Halifax, in about ten days time.

ALD. LEVANDIER

Ald. Levandier asked to have the T.M.G. look at the timing sequence of the traffic lights at Wyse Road and Windmill Road, and consider an alteration in their pattern.

ALD. ROMKEY

Ald. Romkey asked if there is anything to report on the sound system for the Council Chamber.

Ald. Romkey inquired about the legislation being proposed to deal with flooding situations, such as those that recently occurred on Mount Edward Road, during the break in the water main. Mr. Moreash noted that the legislation, which would permit an amendment to the City Charter, has gone to the Legislature, but has not yet been dealt with to date.

Ald. Romkey went on to discuss the matter of liability for damages sustained by homeowners, under these circumstances. Mr. Fougere suggested that the policies of individual property owners would cover the damages, but Ald. Romkey said it appears they only cover damages if the water break has occurred within the residence. He was concerned about the position that people with flooding damage are finding themselves in, and felt there should be some protection where appliances and equipment have been lost and houses have to be repaired as a result of flooding.

ALD. PETERS

Ald. Peters asked when tenders are to be called for the street construction on Glenwood Ave. and Celtic Drive. Mr. Fougere said these two streets are in the first major contract for which tenders will be called in 1985.

ALD. CRAWFORD

Ald. Crawford noted that the meeting of Council with the Transit Advisory Board, as requested, will take place on April 9th at 6:00 p.m., following the regular Board meeting at 4:30 p.m.

Ald. Crawford requested that a letter go forward from the Mayor, as to the status of housing units that are reported to be vacant in the Lakefront apartment buildings and in buildings at Wallis Heights. He felt that such information would be valuable to the Housing Crisis Committee, which is now looking for available units within the City.

Ald. Crawford asked why we are not receiving Occupancy Tax from the Metro Transit garage. Mr. Moir advised that the agreement did not provide for the City to receive this tax.

Ald. Crawford asked if the City will be receiving any job assistance for young people from either Provincial or Federal programs. Mr. Moir said that application has been made under the programs available, but no approvals have been received yet.

Ald. Crawford questioned whether the notice of motion given by Ald. Peters will preclude the possibility of any additional funding being given to the School Board. The Mayor noted that Council will deal with the School Board budget issue on April 10th, whereas the motion being introduced by Ald. Peters does not come up until the first Council meeting in May.

ALD. STUBBS

Ald. Stubbs requested information on damage sustained to transit buses, following the recent rock concert at the Metro Centre.

ALD. SARTO

Ald. Sarto asked to have curbing placed around the traffic island on Donview Drive, where the topsoil is presently being eroded away, without any protection for it.

He also asked to have the traffic island at the intersection of Day Ave. and Woodlawn Road, filled in with topsoil and landscaped; it is presently filled with crushed rock that is being kicked out onto the street by passing children.

Ald. Sarto asked to have the City-owned property cleaned up on Spikenard Street; it is now unsightly and covered with boulders and large rocks.

ALD. GREENOUGH

Ald. Greenough asked if it would be possible to reschedule the Transit Advisory Board meeting set for April 9th at 4:30, due to the length of time that members of that Board will have to spend in meetings, with Council at 6:00 p.m. and the regular Council meeting at 7:30 P.M. Ald. Crawford said it was not possible to find another time for the Transit Advisory Board to meet, other than the one scheduled.

Meeting adjourned.



G. D. Brady,
Deputy City Clerk.

City Council, Apr. 2/85

ITEMS:

- 1) Petitions: Home & School Assn., page 1.
- 2) Petition: Rodney Road residents, page 1 & 2.
- 3) Letter: Austenville Citizens Assn., page 2.
- 4) " : APEX Developments Ltd., page 3.
- 5) Reconsideration: Site 34-B, Burnside Park, page 4.
- 6) Second approval: Municipal Awareness Wk., page 5.
- 7) Provincial Election lists: Res. 85-17, page 5.
- 8) Award tender: Handicapped elevator, Findlay Centre,
page 5.
- 9) Vehicle tenders, page 6.
- 10) Land: 681 Windmill Road, page 6 & 7.
- 11) Site L-27: Helly Hansen Canada Ltd., page 7 to 9.
- 12) Extension of Akerley Blvd., page 9.
- 13) Lands: Carleton St., page 10.
- 14) Street closure: Portion of Albro Lake Rd., page 11.
- 15) Land exchange: Superior Propane, page 11.
- 16) Award tender: Contract 84-04, page 12.
- 17) " " : Contract 85536C, page 12.
- 18) " " : Signs & supports, Burnside Park, pg.13.
- 19) Motions: Ald. Hetherington, page 13.
Sarto, page 13.
- 20) Notices of motion: Ald. Levandier
Peters
Hawley page 14.
- 21) Inquiries, page 15 to 17 incl.

Dartmouth, N.S.

April 9, 1985

Joint Meeting of Dartmouth City Council and the
Dartmouth Transit Advisory Board held this date at 6:00 p.m.

Present - Mayor Brownlow
Ald. Withers
Levandier
Hetherington
Greenwood
Crawford
Bregante
Beeler
Mr. B. Smith
P. Connor
Ald. DeMont
Stubbs
Sarto
Mr. A. Russell
K. Silver
D. Mielke
Capt. Keddy
Mr. Walter Jones, Operations Mgr.
Tom McKim, General Manager

At the March 26th meeting of City Council, several concerns were expressed by members of Council regarding transit and it was suggested by Ald. Hetherington that this joint meeting of City Council and the Transit Advisory Board be held. Also invited to the meeting were members of the management staff of M.T.C. Ald. Crawford, who assumed the chair for the meeting, introduced Mr. Walter Jones, Operations Manager and Mr. Tom McKim, General Manager to the members.

Ald. Crawford circulated to the members the M.T.C. Operations Highlight Report, dated February 1985, the statement of revenue and expenditures for the year ended December 31st, 1984, prepared by Doane Raymond and the M.T.C. Revenue Graph. Copies of M.T.C.'s Long Range Plan, draft outline were also distributed.

Ald. Crawford reviewed with Council the composition of the Dartmouth Transit Advisory Board and M.T.C. It was also noted that a sub-committee to deal with the proposed Woodside Ferry has been formed. It consists of Ald. Hetherington, Ald. DeMont, Capt. Keddy and Mr. Lukan. Ald. Hetherington commenced the discussions by updating the members on the situation with respect to the Woodside Ferry. Ald. Hetherington noted that no further word has been received from the Province re the Woodside Ferry. The above mentioned sub-committee will be meeting with the Minister of Development, April 15th to discuss the situation. Referring to the recent two day shutdown of a ferry and anticipated week refit of another next year, he felt that if the Province is not prepared to go ahead with their total proposal at this time, the provision of a third ferry would eliminate the delays due to downtime.

Joint Meeting of Dartmouth City Council and the Dartmouth Transit
Advisory Board, April 9, 1985

Referring to the M.T.C. revenue graph and ridership graph, Ald. Crawford noted the increased weekly revenue of approximately \$17,000 which reflects an increased ridership of approximately 25,000 passengers over last year.

Ald. Crawford then invited Council to address any questions they might have to the Dartmouth Transit Advisory Board members or M.T.C. staff.

Ald. Stubbs posed a question regarding the policy M.T.C. follows when starting new routes. She was concerned that routes might be started and continued due to political pressures even though the ridership does not warrant them.

Mr. Jones outlined the procedure followed. A request for service is made by one of the municipalities. M.T.C. staff prepares a report identifying various aspects of the route, i.e. schedules, mileage and costs involved. This report is not a recommendation, but an information item only. The report is distributed to the municipality's Transit Advisory Board and if it meets with their approval is forwarded to Council. If Council is in agreement, it returns to M.T.C. and eventually the Metropolitan Authority for further approvals. When considering the viability of routes, Mr. Jones stressed that M.T.C. aims for a cost revenue recovery of 50% or more. M.T.C. staff try to present realistic revenue projections based on the density of population in the area.

The second question raised by Ald. Stubbs related to the cost sharing formula between various jurisdictions. It was explained that the cost sharing formula is based upon the mileage operated in each jurisdiction. The logic being that those municipalities with the greatest amount of service, would pay a higher portion of the deficit. The City of Halifax pays the highest portion, followed by Dartmouth, the County and the Town of Bedford. The formula is intended to ensure that no jurisdiction is subsidizing another.

Referring to statistics of various routes, distributed for an earlier Council meeting, Ald. Stubbs expressed concern regarding cost sharing of Routes 1 and 11. Mr. Silver explained that for costing purposes Route 1 is considered Route 11

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until Scotia Square. The No. 1 is shown only for the convenience of the travelling public.

Ald. Beeler had questions regarding the six month trial runs. She referred to a situation where Council was asked to approve a third six month trial run. She wondered how many trial runs, M.T.C. has, before it makes a decision. She expressed concern that when Council is requested to make a decision on a further continuation, Council does not have time to make an informed decision. She would like to see information on six month trial runs come to Council sometime prior to a decision having to be made.

Mr. Silver explained the time constraints involved in the process, particularly as they relate to union requirements and the desire of M.T.C. to permit a six month trial run to perform as long as possible, before statistics are gathered. As a matter of fact, the Transit Advisory Board has recommended discontinuing six month trial routes, in favour of twelve month trial routes, to allow Council more time to make a decision and permit the ridership trends to be established. It was also noted that all routes are reviewed during budgetary discussions each year.

Ald. Crawford referred to the fact that M.T.C. staff and Mr. Smith are continually reminding the members when a route shows less than 50% cost revenue recovery. If City Council does not support a route, it goes no further.

There being no further questions, Ald. Crawford referred to the draft outline of M.T.C.'s Long Range Plan. He reviewed the various points.

Mr. Mielke, referring to point 13, transportation of disabled persons, gave a description of the operation of the Access-a-Bus system. Since it was started in November 1980, it has grown from 250 people using it to 1,122 users, fifty percent of which are in wheelchairs. Although the system provides for 4,000 one-way trips a month, with its fleet of six buses, there has been a strong lobby for expanded services. The Commission is presently pursuing additional financial assistance through the Department of Municipal Affairs, which would enable the addition of an extra bus

Joint Meeting of Dartmouth City Council and the Dartmouth Transit Advisory Board, April 9, 1985

to the fleet, during peak hours, etc. Mr. Mielke acknowledged that the system is expensive to run, but emphasized that the users have no alternative means of transportation and therefore there is a great need for the system.

Referring to the Statement of Revenue and Expenditures, Ald. Crawford noted that \$10,152,382 of the total actual operating costs for 1984, were for wages and benefits. He noted that the Province has helped finance the purchase of replacement buses and in 1984 contributed \$1,377,500 to operating expenses.

Ald. Stubbs clarified with Mr. Silver some concerns she had regarding the express route out to Forest Hills and the costing of the route. Referring to the aforementioned, Ald. Crawford noted that the Long Range Plan identifies an examination of the user charges (fares). He cited an example of someone boarding a bus in Eastern Passage and with transfers being able to travel to Fairview all for a 65¢ fare.

Ald. Crawford indicated that the proposed fare increase has been postponed to at least the fall, as the increased ridership has meant an increase is not warranted. Mr. Smith noted that an increase in fares would have affected the City's deficit for transit. Approximately \$1.4 million was spent by the City on transit in 1984 and an additional \$130,000 is budgeted for the 1985 calendar year.

Mr. Jones then addressed Council on Go Time. He noted that a slide show will be available in a month's time. In brief the main advantage of the project is that an individual will be able to call M.T.C. from their office and home to determine the time of arrival of the next two buses at their bus stops. Special facilities will also be available at shopping malls and a few locations will have speaker phones. The system will also accommodate the needs of the deaf. The main benefit of the system will be the elimination of waiting time which should result in an increased use of the bus system. In conjunction with this system, buses will now be equipped with a radio system. It is

Joint Meeting of Dartmouth City Council and the Dartmouth Transit
Advisory Board, April 9, 1985

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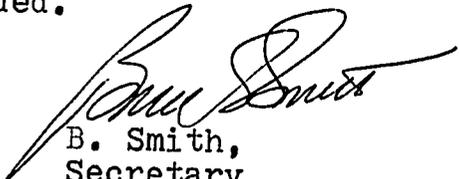
Joint Meeting of Dartmouth City Council and the Dartmouth Transit
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forecasted that Go Time will break-even in 3 1/2 years based on revenue projections.

Mr. McKim then proceeded to give a general breakdown of the transit operation. Mr. McKim emphasized that approximately 63% of transit's costs are recovered in fares, which places the system within the top six cities in Canada from the point of view of cost recovery. With 151 buses and 384 employees, 17 to 18 million passengers are transported each year. It is a very labor intensive system which results in 60% of the costs being personnel expenses. He noted that there is a very good maintenance record from M.T.C.'s Burnside Park facilities. To Mr. McKim's knowledge there is no transportation system in Canada, operating at the break-even point. This situation is mainly due to the high demand generated during peak hours, but corresponding low ridership requiring only 40% of the fleet during off peak hours. The larger the municipality the greater the problem becomes.

Ald. Stubbs questioned whether M.T.C. ever recommends the discontinuation of a route. Mr. McKim indicated that generally just prior to budget time, M.T.C. provides the municipalities, through their Transit Advisory Boards, a list of routes not generating 50% revenue. It is then the decision of the municipality to decide whether or not these routes are discontinued. Sometimes rather than eliminate a service, an express route is substituted, with premium fares.

The meeting adjourned following a thank you by Ald. Crawford to all those who attended.


B. Smith,
Secretary

Joint Meeting of Dartmouth City Council and the Dartmouth
Transit Advisory Board, April 9, 1985

ITEMS:

- 1) General Discussion, pages 1 to 5.

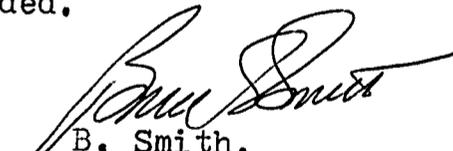
Joint Meeting of Dartmouth City Council and the Dartmouth Transit
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Joint Meeting of Dartmouth City Council and the Dartmouth
Transit Advisory Board, April 9, 1985

ITEMS:

- 1) General Discussion, pages 1 to 5.

Dartmouth, N. S.

April 9/85.

Regularly called meeting of City Council held
this date at 7:30 p.m.

Present - Mayor Brownlow

Ald. Sarto	Romkey
Peters	Beeler
Crawford	Levandier
DeMont	Withers
Stubbs	Greenwood
Hawley	Greenough
Bregante	
City Solicitor, S. Hood	
City Administrator, C. A. Moir	
Deputy City Clerk, G. D. Brady.	

VEHICLE TENDERS

Vehicle tenders, deferred from the April 2nd meeting, were again before Council, with all of the specifications requested for these vehicles when the item was deferred.

Ald. Greenough and Bregante moved that the tenders be awarded as they have been recommended to Council in the report of March 27/85, from the Chief Buyer, Harry George. Ald. Greenwood noted that the specifications for the vehicles being purchased, have already been before the Vehicle Tender Committee for review, but the terms of reference for this committee do not go beyond that requirement. He said he still felt that the used vehicles being taken in trade, should be either retained by the City or sold outright. In some instances, he said, the used City vehicles are practically being given away at the trade-in allowance given.

Ald. Romkey questioned the need for 100 amp. alternators in the Police vehicles (which meant that the tender received from Chebucto Ford did not meet the specs), and Ins. Fraser explained why this additional amperage is required for police cars, an opinion also shared by the Fleet Manager, Mr. Lalonde and by Ald. Greenwood. Ald. Greenough suggested that if specific-ation changes are to be made at this point in the process, it would be only fair to re-tender the entire package. He said it would perhaps be easier to have the matters raised at this time, reviewed again before tenders are called for any other vehicles. Ald. Hawley agreed that

the tendering process should stand, since the specifications called for have been followed by the companies submitting bids. He asked if it would be possible for members of Council to be advised of tender calls so they could review the tenders if they wished to do so. Mr. Moir noted that there is a Vehicle Tender Committee in place, and perhaps their terms of reference could be broadened to include a review of tenders.

When the vote was taken on the motion, it carried with Ald. Levandier and Romkey voting against.

MOTION: Moved by Ald. Greenough & Bregnate that the tenders for City vehicles, as recommended to Council in the report of March 27/85, be awarded as outlined in the report.

The remainder of this meeting was chaired by Deputy Mayor Sarto.

SALE OF
32 KING ST.

RESOLUTION 85-27

A further report has been received from Mr. Moir on the property at 32 King Street, which the owner of 34 King Street wishes to purchase from the City. Information is provided in the report on appraisals carried out for both the City and Mrs. Evelyn Fay (the owner of 34 King St.), and Mr. Moir has recommended the sale of 32 King Street to Mrs. Fay for the negotiated price of \$33,550. Resolution 85-27 has been prepared to accomplish the sale of this property, and was before Council for approval.

It was moved by Ald. Crawford and Withers that Council approve Resolution 85-27. Ald. Stubbs referred to conditions of sale approved by Council on Nov. 13/84 (ie. right of first refusal for the City and designation of 34 King Street as a heritage property), and requested that these conditions be addressed by Mr. Moir before Council gives approval for the property to be sold.

On motion of Ald. Stubbs and Greenough, the matter was referred back to Mr. Moir for negotiation of the points raised by Ald. Stubbs, and further report to Council.

MOTION: Moved by Ald. Stubbs and Greenough that the sale of 32 King Street be referred back to Mr. Moir for negotiation of the points raised by Ald. Stubbs (as noted on page 2 of these minutes), and further report to Council.

LEGAL SERVICES

The Committee established to review legal services for the City has reported to Council, having adopted the following motion:

The Committee recommends to Council the retention of the present arrangement for contracting services from the legal firm of Anderson, Heustis & Jones;

Further, that the Committee continue to function for a further period of time, to monitor the workload and costs involved so as to determine if there are ways of reducing the legal costs.

Ald. Beeler and Greenough moved the adoption of the recommendation from the Committee, but Ald. Stubbs said she would like to have received copies of the figures and documentation made available to the Committee, on which their recommendation was based. Ald. Beeler commented on the general concensus reached by the Committee, and agreed that members of Council would find it helpful to have the background information received by the Committee in coming to their decision.

On motion of Ald. Crawford and Stubbs, the item was therefore deferred, in order for members of Council to be provided with the documentation that was available to the Committee, relevant to their recommendation.

MOTION: Moved by Ald. Crawford and Stubbs that the item on legal services be deferred, in order for members of Council to be provided with the documentation that was available to the Committee, relevant to their recommendation on the subject.

LEASE OF LAND:
MOUNT HOPE AVE.

Council was asked to give approval to a supplemental agreement between the Province of Nova Scotia and the City of Dartmouth, covering the leasing of Lot M4, Mount Hope Ave., for recreational purposes. Lot M1 is already being leased by the City for similar purposes.

RESOLUTION 85-25

Resolution 85-25 was before Council in this connection, and it was adopted, on motion of Ald. Bregante and Withers.

MOTION: Moved by Ald. Bregante and Withers that Council adopt Resolution 85-25, leasing Lot M4, Mount Hope Ave. from the Province.

REQUEST: ADVERTISING
SIGNS, BEAZLEY FIELD

Mr. Moir has reported to Council on a request from the Dartmouth & District Minor Baseball Assn., for permission to erect advertising signs at Beazley Field, as a means of raising funds for its organization. Advertisers would lease the space on a yearly basis, and the Baseball Assn. would be responsible for all maintenance and the removal and storage of the signs at the end of the season. Approx. 20 signs would be sold.

The recommendation is that Council approve the entering into of an agreement between the City and the Association, whereby the Association would be permitted to sell advertising space at Beazley Field, based on the provisions outlined in Mr. Moir's report of Apr. 3/85.

The recommendation was adopted by Council, on motion of Ald. Greenough and Withers.

MOTION: Moved by Ald. Greenough and Withers that Council adopt Mr. Moir's recommendation on the entering into of an agreement with the Dartmouth & District Minor Baseball Assn., for the sale of advertising space at Beazley Field, based on the provisions set out in Mr. Moir's report of Apr. 3/85.

AWARD TENDER:
61 COURTNEY RD.

As authorized by Council, tenders have been called for the sale of City-owned land at 61 Courtney Road. A single tender has been received, from the Dartmouth Non-Profit Housing Society, in the amount of \$20,000., and Mr. Moir has recommended that the lot be sold to the Society for \$15,000., the appraised value of the property being \$12,750.

RESOLUTION 85-26

Resolution 85-26 has been prepared to accomplish the sale of 61 Courtney Road, and the resolution was adopted, on motion of Ald. Stubbs and Bregante.

Ald. Stubbs advised Council of the application that has been made by the Society for 39 housing units, two of which would be located on this site.

MOTION: Moved by Ald. Stubbs and Bregante that Council adopt Resolution 85-26, authorizing the sale of 61 Courtney Road to the Dart. Non-Profit Housing Society for \$15,000.

1985 MAINSTREET
PROJECTS

A report has been submitted to Council on six projects being recommended for the 1985 Mainstreet Program, by the Business Improvement District Committee. The recommendation is that these projects be included in the 1985 Program, that staff be authorized to make the appropriate application, and that tenders be called for the projects.

Ald. Crawford and Romkey moved the adoption of the recommendation. Mr. Lukan was present to respond to questions from members of Council about individual projects, one of which pertained to Item 6 (improvements to parking lot below Alderney Drive, near Ochterloney Street). Ald. Bregante suggested that any work in this area should be held off, pending a decision on the possible sale of the property, in conjunction with the land assembly and development proposal that has been discussed by Council. He moved in amendment that item 6 be deleted from the list of 1985 projects. The amendment was seconded by Ald. Stubbs and it carried. The amended motion carried.

MOTION: Moved by Ald. Crawford and Romkey that Council adopt the B.I.D.C. recommendations on the projects proposed for the 1985 Mainstreet Program.

AMENDMENT: Moved in amendment by Ald. Bregante and Stubbs that item 6 (improvements to parking lot below Alderney Drive, near Ochterloney St.) be deleted from the list of projects.

DOG BY-LAW:
BY-LAW C-548

The Solicitor has prepared By-law C-548, which would amend Section 17 of the Dog By-law, to provide for a procedure for obtaining a warrant to search for and seize, dogs that have without provocation, attacked or injured a person or a property. The by-law was before Council for approval at this time.

It was moved by Ald. Bregante and Hawley and carried that leave be given to introduce the said By-law C-548 and that it now be read a first time.

It was moved by Ald. Greenwood and Bregante and carried that By-law C-548 be read a second time.

Unanimous consent was given by Council for third reading of the by-law.

It was moved by Ald. Withers and Bregante and carried that By-law C-548 be read a third time and that the Mayor and the City Clerk be authorized to sign and seal the said by-law on behalf of the City.

MOTIONS: Three readings given to By-law C-548, which amends Section 17 of the Dog By-law.

POLICE HEADQUARTERS
SITE COMMITTEE

At the request of Ald. Levandier, Council agreed to defer the item on the Police Headquarters site, for a further two-week period. In the meantime, a meeting of the Site Selection Committee will be convened.

The item was deferred, on motion of Ald. Levandier and Withers.

MOTION: Moved by Ald. Levandier and Withers that the item on the Police Headquarter site, be deferred for a further two-week period.

On motion of Ald. Crawford and Stubbs, Council adjourned to meet in Committee.



G. D. Brady,
Deputy City Clerk.

City Council, April 9/85

ITEMS:

- 1) Vehicle tenders, page 1 & 2.
- 2) Sale of 32 King St., page 2.
Resolution 85-27, page 2.
- 3) Legal Services, page 3.
- 4) Lease of land: Mount Hope Ave., page 3
Resolution 85-25, page 3.
- 5) Request: Advertising signs, Beazley Field, pg. 4.
- 6) Award tender: 61 Courtney Rd., page 4.
Resolution 85-26, page 4.
- 7) 1985 Mainstreet projects, page 5.
- 8) Dog By-law amendment: By-law C-548, page 5.
- 9) Police Headquarters Site Committee, page 6.

Dartmouth, N. S.

April 10/85.

Regularly called joint meeting of City Council and the Dartmouth District School Board, held this date at 7:30 p.m.

Present - Mayor Brownlow

Ald. Romkey	Sarto
Beeler	Peters
Crawford	Levandier
Withers	DeMont
Stubbs	Greenwood
Hawley	Greenough
Bregante	Hetherington
City Administrator, C. A. Moir	
City Clerk-Treasurer, B. Smith	

Comm. Savage	Comm. Birks
Pring	Fredericks
Worth	Rainnie
Rissesco	
Supt. of Schools, R. Harrison	
Asst. Supt., M. Harris	
G. Hubley	

This joint meeting of City Council and the District School Board was called to hear petitions and receive information relevant to a request from the School Board for additional funding assistance from the City, in the light of the budget short-fall resulting from a reduction in funding anticipated from the Province. The Mayor commented on the purpose of the meeting, indicating that it was not intended for Council to make any decisions at this time on the funding request, but simply to hear from the School Board members and members of the public in an information-gathering session. Members of Council concurred with this assessment of the intent for the meeting.

PETITIONS

The Mayor noted that to date, petitions have been received from the following groups:

- 1) Bel Ayr Home & School Assn.
- 2) Notting Park Home & School Assn.
- 3) Dartmouth Assn. for Learning Disabilities
- 4) Alderney Home & School Assn.
- 5) Ian Forsyth Home & School Assn.
- 6) Crichton Park Home & School Assn.
- 7) Mary Lawson Home & School Assn.
- 8) Citizens Concerned over Proposed Dartmouth School Budget.

All of these petitions were available in the Council Chamber for reference during the meeting.

Council and the School Board first heard a

PRESENTATION:
SCHOOL BOARD
CHAIRMAN

presentation from the Board Chairman, Comm. Savage, in which he first reviewed areas within the City school system where cuts in spending for education purposes have already been taking place over a period of years; some of these include:

- 1) the closure of six schools since the early 70's.
- 2) 193 teachers have been dropped, from the years 1976 to 1984/85.
- 3) in both high schools, programs in remedial reading, communications, creative writing, General Course French, General Geology, and two sections of Career Education Programs, have all been eliminated.
- 4) classroom size is above the Provincial average of 23.9 for 1984/85, with 24.3 students per classroom in Dartmouth.
- 5) computer programs are not up to the Provincial levels in Computer Science, due to a lack of sufficient hardware.
- 6) increasing class sizes - areas of particular concern are in Chemistry and Physics classes where there is a safety factor involved in laboratory situations.

The Chairman commented in more detail on what he considers to be an area of prime concern, that is, the reductions in spending for school maintenance. These cuts have resulted in a general deterioration in the condition of school buildings, examples of which were shown in a series of slides, illustrating individual schools where repairs are required, but funds are not available to carry out the work.

The Chairman's presentation also addressed the question of senior staff members and whether there are more of these than necessary. It is not considered that the administration is top-heavy or that there are presently more senior staff employed than are required to carry out all the functions they have to perform, including the case of the two high schools, where one of the Vice-Principals is in charge of the academic side and the other, is in charge of discipline and organization.

Comm. Savage presented figures which indicate that in 1976, the per person cost of education in Dartmouth, was \$291., as compared with \$216. per

person in 1985. He outlined three sets of figures, representing a different scenario in each case, if budget reductions have to be made to the extent of \$880,000., \$540,000, and \$258,000., explaining the impact of reductions at the three levels. In the first case, there would be a loss of 23 teachers over and above the ten positions already proposed for deletion. The request for additional assistance from the City would be in the area of \$540,000.

Comm. Savage made reference to the difficult position in which the City has been placed by the fact that a salary increase of 7% was negotiated by the Province for teachers, while the City only received a 0.4% funding increase for education in 1985, over 1984, amounting to \$125,000. in total. Since almost eighty percent of the School Board budget is represented by teachers' salaries, this difference in percentages has impacted very adversely on Dartmouth, and the result has the effect of shifting financial responsibility for education costs back onto the municipality. The inequity involved and the unfairness it represents for the City, were recognized in the presentation.

One of the other points made by Comm. Savage, had to do with the difficulty in planning education programs for implementation in the school system, in the present financial circumstances, where funding provisions change from year to year and decisions on funding are indefinite until well on into any given year. However, in spite of these financial drawbacks, a local School Board, as presently constituted, has to be able to set policy for the local education system, and this principle should continue, even though the municipality has to be asked to come up with additional funding in order to prevent program cuts and reduced levels of quality in education.

Ald. Levandier felt there is room for further reductions in administrative and senior staff positions, but the need for these positions was substantiated by Comm. Savage and by Supt. Harrison. Comm. Savage explained the importance of support and direction they provide to the teaching staff, and Supt. Harrison indicated, with respect to department heads, that they teach approx. three-fifths of the time and the rest of their time is devoted to directing their departments.

Ald. Crawford said that while he is conducive to assisting the School Board, he could not help but be concerned about what will happen next year and in future years, if funding cuts continue to be made by the Dept. of Education and each time, the City is expected to make up the difference. Comm. Fredericks later responded to this point by suggesting that the one way out for the City is through elected School Boards, instead of the present Board structure.

Ald. Romkey presented several comparison figures for the various school levels in the County school system, and questioned why Dartmouth has, in total, 79 more teachers than the County has for the same number of students. Supt. Harrison pointed out that our class sizes are better, and we are providing a wider variety of programs; he noted that some County schools are experiencing problems with over-crowding in high development areas. Comm. Savage did not agree with such comparisons, pointing out that the Dartmouth system has a quality level of service the Board is trying to maintain, and that is the important factor to be considered.

Comm. Fredericks addressed Council and the Board, speaking first about the accomplishments in education that have marked the progress of education in the Dartmouth schools over the years. He did not want to see the school system go back to any former standards that were lower than those we have presently been able to achieve. He blamed the Board's funding

problems on the Dept. of Education, and agreed with the point made earlier by Comm. Savage, that it is impossible for the Board to plan ahead from one year to the next under the present circumstances and without any idea what Provincial funding can be expected. He said he hoped these funding problems in education can be brought before the Union of Nova Scotia Municipalities for discussion at that level, especially in view of the impact that education funding decisions are having on the municipalities.

Ald. Withers asked if it would be possible for members of Council to have some of the figures that have been quoted in Comm. Savage's presentation. He said he would like to know exactly how many teachers have been laid off and how many of these positions were eliminated through attrition. Also, if it is more costly to have more part-time teachers in the system, what has been the increase in the maintenance budget over the past five years, and what has been the financial impact of reductions in fuel consumption during the past five-year period. Supt. Harrison advised that so far, the Board has not had to fire any permanent contract teachers, and teacher reductions have been accomplished through retirements and resignations. He agreed that the figures on energy savings can be made available. Comm. Pring said she would like to see the figure given by Ald. Levandier (87 administrative staff) clarified also.

Ald. Hawley commended the School Board presentation and spoke in favour of retaining the quality level of education that has been established in Dartmouth. He commented on the large number of scholarships that are received every year by Dartmouth students, enabling them to go on to university. He felt that cutbacks in the education budget will destroy what is now an effective and progressive school system.

Ald. Greenough was concerned that the original intent of the Walker Commission, which was to relieve the municipalities of education costs, is not being achieved; instead, these costs are being put back onto municipal taxpayers again. He asked about the costs associated with the French Immersion Program, approved by the School Board. Comm. Savage explained the thinking of the Board in coming to a decision to get into this program, and explained his feeling on the responsibility which the Board has to make policy decisions.

One other point made by Comm. Savage during the meeting, had to do with the idea of an assessment that would be done of the education system in Dartmouth. He said the Board would not be opposed to such an assessment, but it should be done by an educationalist and not by an accountant.

Ald. Sarto also spoke on the funding request from the School Board, prior to hearing from members of the public. (Ald. Peters left the meeting at this point.)

PETITION HEARINGS

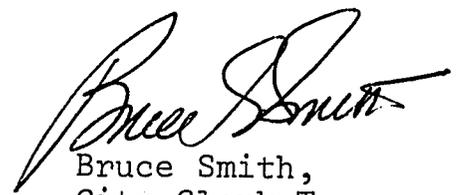
Council and the School Board heard first from Mrs. Genevieve Burke, President of the Alderney Home & School Assn. She indicated the concerns of her organization, that the quality of education in Dartmouth will be seriously jeopardized if major budget cuts have to be made. She outlined a number of problems that already need to be addressed at Alderney School, such as improvements to the school grounds, class size, etc., and noted that Home & School groups are now having to purchase books and equipment for schools that the Board is unable to provide. She said the focus throughout all of these discussions should be the child and how best to educate that child.

The second speaker heard was Ann White of the Ian Forsyth Home & School Assn. She advised that a resolution of concern is to be presented to the Federation of Home & School Associations, requesting

that the Dept. of Education not enter into contracts with the Teachers Union at a percentage over and above what they are prepared to grant in the way of funding to the municipalities. She maintained that surplus funds the City has, belong to the taxpayers of the City, and they are asking that some of these funds be put to good use for our education system. She felt that fully-elected School Boards represent one of the best solutions to the annual budget difficulties that are being faced every year now.

Other speakers heard were Lindsay May, on behalf of the Dartmouth Assn. for Learning Disabilities, Bernadette Miller of the Notting Park Home & School Assn., Mr. Ron Fralick, a resident of the Penhorn area, Alister MacKay, and Colin May. All of these speakers urged Council to assist the School Board with the funding they require, with the exception of Mr. MacKay, who asked if the educators themselves would be willing to make some financial contributions, under the circumstances.

Having concluded with the public presentations, the meeting was adjourned.


Bruce Smith,
City Clerk-Treasurer.

City Council & School Board, Apr. 10/85

ITEMS:

- 1) Petitions, page 1.
- 2) Presentation: School Board Chairman, page 1 to 3.
- 3) Petition hearings, page 6 & 7.

Dartmouth, N. S.

April 16/85.

Regularly called meeting of City Council
held this date at 7:30 p.m.

Present - Mayor Brownlow

Ald. Romkey	Sarto
Beeler	Peters
Crawford	Levandier
Withers	DeMont
Stubbs	Greenwood
Hawley	Greenough
Bregante	Hetherington
City Administrator, C. A. Moir	
City Solicitor, S. Hood	
City Clerk-Treasurer, B. Smith.	

At the opening of the meeting, Ald. Sarto rose to request that the Mayor contact the Minister of Transportation and ask to have expedited, the installation of guard rail and a fence on the section of the Circumferential Highway where a fatal accident occurred within the past few days, as a result of a young person crossing the highway.

HEARING:
HERITAGE
PROPERTIES

This date was set by Council for hearing in connection with the proposed heritage registration for the following properties:

- 1) 85 Fairbanks St.
- 2) 90 & 92 Ochterloney St.
- 3) 15 Pine St.
- 4) 119 Prince Albert Rd.
- 5) 149 Prince Albert Rd.
- 6) 163 Prince Albert Rd.
- 7) 7 Rose Street
- 8) 71 Rose Street
- 9) 78 Shore Road
- 10) 11 Tulip Street
- 11) 12 Tulip Street
- 12) 13 Tulip Street
- 13) 24 Tulip Street
- 14) 37 Tulip Street
- 15) 41 Tulip Street
- 16) 7 George Street
- 17) 9 George Street
- 18) 11 George Street
- 19) 13 George Street
- 20) 15 George Street
- 21) 17 George Street
- 22) 19 George Street
- 23) 21 George Street
- 24) 23 George Street

Letters of objection have been received from a number of property owners, and Ald. Stubbs moved that the following properties be deleted from the proposed registration list:

7 Rose Street	12 Tulip St.
9 George St.	13 Tulip St.
11 George St.	41 Tulip St.

11 Tulip Street
7 George Street
13 George Street

The motion also included the following properties which did not receive notice of recommendation for heritage registration in time for the April 16th hearing:

15 George Street
21 George Street
78 Shore Road

Another property included in the motion was 71 Rose Street, at which address the building was demolished in 1984.

The motion to delete the above-noted properties, plus those listed at the bottom of page 1, was seconded by Ald. Crawford and it carried.

MOTION: Moved by Ald. Stubbs and Crawford that the properties noted above and at the bottom of page 1, be deleted from the proposed heritage registration list.

Mr. Bill Lydon presented a series of slides, assisted by Mr. John MacLeod, to show Council the buildings that have been recommended by the Heritage Advisory Committee for registration. After this presentation, the hearings proceeded for those properties still remaining on the recommended list. As each property came up for hearing, the Mayor called twice for any representation from the public either for or against registration. The action taken by Council was as follows:

- 1) 85 Fairbanks Street: Approved for heritage registration, on motion of Ald. Stubbs and Hetherington. (Mr. Vaughn Munroe, the owner, spoke in favour.)
- 2) 90 & 92 Ochterloney Street: Approved for heritage registration, on motion of Ald. Withers and Stubbs.
- 3) 15 Pine Street: Approved for heritage registration, on motion of Ald. Stubbs and Hetherington.
- 4) 119 Prince Albert Road: Approved for heritage registration, on motion of Ald. Withers & Sarto.
- 5) 149 Prince Albert Road: Approved for heritage registration, on motion of Ald. Levandier and Greenwood.
- 6) 163 Prince Albert Road: Approved for heritage registration, on motion of Ald. Stubbs & Sarto.

- 7) 24 Tulip Street: Approved for heritage registration, on motion of Ald. Stubbs and Sarto.
- 8) 37 Tulip Street: Approved for heritage registration, on motion of Ald. Stubbs and Withers.
- 9) 17 George Street: Approved for heritage registration, on motion of Ald. Stubbs and Sarto.
- 10) 19 George Street: The owner of this property, Carolyn Roderick, had some questions about the registration of her property and conditions that apply once a property has been registered. Mr. Lydon responded to her questions with additional information about the conditions and about the advantages of owning a heritage property.

The Mayor advised the owner that if she still had any reservations, she could request a deferral of the registration for a two or three-week period until any further points of concern have been clarified. She indicated a wish to have the registration deferred, and a motion to defer the registration of 19 George Street for two weeks, was adopted; the motion was moved by Ald. Stubbs and seconded by Ald. Crawford.

The Mayor noted that the hearing for 19 George Street will have been held when this item comes back before Council.

MOTION: Moved by Ald. Stubbs and Crawford that registration of the property 19 George Street be deferred for a two-week period, as requested by the owner.

- 11) 23 George Street: Mrs. Shirley Collings, the owner of 23 George Street, was opposed to having her property registered, and it was therefore deleted from the list at this time, on motion of Ald. Stubbs and Crawford.

MOTION: Moved by Ald. Stubbs and Crawford that the property 23 George Street be deleted from the proposed heritage registration list.

MOTIONS: To approve the properties noted on this page and on page 2, for heritage registration, with the exception of 19 George Street (deferred) and 23 George St.(deleted)

Ald. Greenwood asked about costs that are involved in these registration procedures and whether owners could be contacted in advance for a response before all the legal processing has to take place. The Mayor suggested that Ald. Greenwood might wish to introduce a notice of motion with respect to possible alternate procedures that could be followed in processing the registrations. Ald. Greenwood said he would give a notice of motion at a future meeting.

FUNDING REQUEST:
DISTRICT SCHOOL
BOARD

Council next dealt with the request from the Dartmouth District School Board for additional funding from the City, over and above what has been approved for this year, to compensate for the shortfall caused when funding expected from the Dept. of Education was not received by the Board.

Ald. Greenough made a number of introductory remarks about the importance of maintaining our school system in Dartmouth and then proceeded to move that we advise the School Board that the City Council of the City of Dartmouth is prepared to fund an additional \$500,000. toward the 1985 School Board budget, if and when these additional funds are required, and that they be covered by our accumulated reserve. The motion was seconded by Ald. Crawford.

Ald. Greenough said he felt that the School Board will make every effort to reduce expenditures wherever possible and to draw from the City's additional funding only as necessary; on this basis, he considered the motion to be justified. Ald. Romkey was concerned that by next year, the School Board will be facing a deficit of almost one million dollars and this will have to be rated for on the tax rate, along with next year's education costs. He said this could amount to an additional five to eight cents on the tax rate, even without taking into consideration the other departmental increases that can be expected as well. He felt that a study of the school system must be undertaken, and indicated his intention to introduce a motion to have the School Board request such a study by the Dept. of Education.

Ald. Bregante referred to the discrepancy between the 7% salary increase given to teachers by the Province and the 0.4% increase in funding received from the Province for the Dartmouth education system. He agreed with the point made by Ald. Romkey about having to rate for a School Board deficit next year, and also wanted to see a study of the Dartmouth school system. He would like to

see the School Board make a further effort to secure additional funding from the Province, even at this point.

Ald. Crawford said he would be supporting the motion because of the importance of education in today's world and because of the quality that is being achieved in the Dartmouth system, as evidenced by the students who have recently won top honors in their particular fields. He felt that Council should take a stand on the matter of fully-elected School Boards, and should make recommendations to this effect to the Union of Nova Scotia Municipalities and to the Minister of Education. He saw this approach as the one way out in the dilemma that is continually facing municipalities under the present School Board structure. The present situation creates an adversary result between Council and the School Board, rather than allowing them to work together. He felt the School Board and Council must sit down together more often to have open discussions of the kind that took place at the joint meeting on April 10th.

Ald. Peters said he has reviewed the Financial Statement for the City to Dec. 31/84, and has determined that the City is in a surplus position of 28 million dollars. He noted that in the past, he has encouraged the use of surplus funds, but other members of Council were not willing to go along with him on this suggestion. He said the School Board should be making aggressive overtures to the Province, since the funding cuts have occurred at that level and the decision on teachers' salaries was made there and not by the City. He favoured a study of the City's education system, as he has proposed on a notice of motion given at Council, and suggested that perhaps Council might wish to consider two studies - one by the Dept. of Education and one by Doane Raymond. He did not want to see a decision made at this meeting on the funding request, suggesting that the School Board should have looked at other alternatives first.

Ald. Greenwood said he was disappointed that the School Board did not approach the Province, in an attempt to seek funds, before coming to the City. He had some concerns about expenditures in the school system that he felt cannot be justified, in terms of the value being received by students and for the dollars being spent on them. He referred particularly to subjects such as Industrial Arts and Home Economics, and to school library services. He questioned whether the subject of music is available to every child in the school system, and said he has talked to students about library services, receiving an indication from them that the services are not being used and are not worthwhile to them. Ald. Greenwood suggested that the School Board should be looking into the value of school library services and whether the amount of money spent on them is really justified. Supt. Harrison responded to questions from Ald. Greenwood about the availability of music in the school program at the elementary, junior and senior levels. He also provided information about the Work Experience program and the students who are placed in the program. Ald. Greenwood said he was finding it difficult to support the motion with so many unanswered questions in his mind about the worthiness of various school programs, in relation to their cost.

Ald. Withers asked for some figures from Mr. Smith on the cost implications of having the \$500,000. amount taken out of surplus and the impact on property taxes in the case of a \$60,000. taxpayer. Mr. Smith advised that on a \$60,000. assessment, the lost revenue would work out to about four-tenths of one cent per \$100. of assessment, or about \$2.49 on a tax bill. Ald. Withers said he thought his constituents could live with that figure and would not be too concerned.

Ald. Levandier said that Council now has no choice but to -make up the shortfall in the School Board budget. He maintained that if Council had waited

to set the tax rate and dealt with the School Board budget, as he wanted to do at budget time, the present situation could have been avoided. There were questions raised by both he and Ald. Greenough about the 28 million-dollar surplus referred to by Ald. Peters - that is, its availability for use by the City, when some of this amount has to be retained to cover uncollected taxes (3.219 million dollars) and part of the reserve is allocated for industrial land and development, associated with the sale of sites in the Burnside Park.

Ald. Greenough made the point that it is necessary for the School Board to have a decision from Council, due to the deadline for giving notification to permanent teaching staff prior to the end of April, if they are to be let go from their employment. Supt. Harrison was later asked about this deadline and acknowledged that it will have to be met; he explained the procedures that are required and have to be followed in accordance with conditions of the collective agreement if teachers are to be fired.

Ald. Hawley commented on the excellence of the education system in Dartmouth, giving examples of recent achievements that have come to both teachers and students in the way of recognition. He noted that if we want something good, we have to be prepared to pay for it. He went on to comment on the items of equipment that have been put into schools by Home & School groups and through the efforts of students themselves, these being items that the School Board cannot even afford to provide at present. The Board is not throwing money away and does not have money to throw away; there are even times throughout the school year when paper and other supplies are in short supply. He felt that if the City believes in quality education, a stand has to be taken in support of the school system when it is in difficulty.

Ald. Sarto said he has been in contact with parents who want to see additional funding provided for the education of their children. He referred to

one specific instance where he has been in discussion with a parent who recently moved to Dartmouth from Ontario and who has been very satisfied with the school system he found here. Ald. Sarto felt that it is important to have a system that is a credit to the City in the eyes of new residents such as this parent.

If there is to be a study of the school system, Ald. Sarto felt it could be capably carried out by the School Board and the administration staff themselves. He referred to the difference between the amount of funding received this year from the Province as compared with 1984, pointing out that it is this shortfall which has created the funding problem for the School Board. He wanted to see Council support the Board's request and asked why it has taken two hours to deal with the item.

Ald. Greenwood asked for some assurance that part of the \$500,000. being requested, will go for maintenance. Supt. Harrison advised that if this funding is received, it will not be necessary to further reduce the maintenance budget by the \$150,000. cut that would otherwise have had to be made.

Ald. Peters asked whether there is a conflict of interest on the part of two members of Council who are employed by the School Board. The Solicitor stated that she is not in a position to make a ruling one way or the other on this matter, and it is not her position to advise members of Council regarding conflict-of-interest questions. Individual members must determine in their own minds whether or not they are in a conflict situation, and in this instance, the two members noted have been participating in the debate, which would indicate their decisions.

When the vote was taken on the motion, it carried with Ald. Peters, Hetherington, Stubbs, DeMont, and Bregante voting against.

MOTION: Moved by Ald. Greenough and Crawford that we advise the School Board that Dartmouth City Council is prepared to fund an additional \$500,000. toward the 1985 School Board budget, if and when these additional funds are required, and that they be covered by our accumulated reserve.

PRESENTATION:
APEX PROPOSAL

As previously agreed to by Council, Mr. Peter Mettam was present for discussion with Council in connection with a proposal on behalf of APEX Developments Ltd. for waterfront development in the downtown.

He began his presentation with an outline of ideas he has for a development pattern in the downtown, commencing at the ferry terminal end of the City block in which the Lesbirel building is located and proceeding with development from that point, rather than beginning with the Forsyth block and working back toward the terminal. He is suggesting a mall concept, extending from Portland Street, that would take the pedestrian circulation of traffic to retail outlets and services by means of pedways and interconnecting links designed to protect people from weather conditions. Such a development could incorporate a museum and/or a library facility, if the City wanted to consider incorporating such services into the proposal, and Mr. Mettam indicated that his company would be agreeable to the participation of other developers in phases of the project, provided their plans were compatible with the overall APEX concept; in that case, APEX would be the co-ordinating developer.

Mr. Mettam indicated to Council that his company would like to proceed with the preparation of a master plan, based on the ideas he has outlined, but they are reluctant to go any further without some response from Council as to their willingness to consider such a concept design. In his presentation, Mr. Mettam referred to the potential that the Dartmouth waterfront lands have for development and to the benefits that will come to the City if people can be attracted by new development, and use can be made of the interface services that have

been put in place with development in mind.

Mr. Mettam responded to a number of questions that members of Council had about land assembly arrangements that would be made between APEX and the City, about the participation of other developers, and about other aspects of the design concept he has in mind. One of the main areas of concern discussed, had to do with the fact that negotiations have not yet been completed with the CNR for land exchanges that have to take place before the City can proceed with land assembly in this part of the City. There are also negotiations involved with the W.D.C. at this point and these are further complicating the finalization of the land transfers. Some members of Council did not feel that any development plans can go ahead until all these issues have been resolved, but others felt it would be in order to allow concept plans to be prepared at the same time as the negotiations are continuing, in view of the length of time they have already taken.

The other relevant point raised was that proposals have not yet been called for the City block under discussion and other developers in the City therefore have not had an opportunity to indicate their interest in it. Proposals called previously were for the Forsyth block, after which Council decided to defer any decision on lands along the waterfront until all of the negotiations with CNR have been concluded. This decision was taken at the Council meeting of January 22/85, in the adoption of a recommendation from Mr. Moir to this effect. It was also noted that studies are presently underway to establish land uses for the various vacant land holdings in downtown Dartmouth, and some members, such as Ald. Levandier, wanted to know the results of those before any decision is made by Council to approve specific developments for downtown sites. He favoured a day-long symposium with City developers to make them aware of the 22 available sites that have been designated

for development and to hear their suggestions and ideas. He was concerned about the quality of development on the lands under discussion, suggesting that they represent the most valuable site in metro at the present time.

Ald. Crawford was in favour of trying to do something at this point in time to give Mr. Mettam some direction from Council, since it is important to have the downtown developed without further delays. Ald. Greenough, Hawley and Bregante also spoke in support of encouraging Mr. Mettam, when he has expressed an interest in development and indicated the willingness of APEX to proceed immediately with financing arrangements and preparation of a design concept. Ald. Bregante asked if it would be possible to rescind the decision made by Council on January 22nd, so that some positive response can be made to the APEX people; otherwise, he was concerned that this developer will leave Dartmouth and invest their money somewhere else. Ald. Romkey's opinion was that there is nothing Council can do until the land exchanges with CNR and the WDC have been settled. No developer, he said, would be willing to spend money on plans and proposals without first having that matter resolved.

As the discussion proceeded, Ald. Bregante and Stubbs moved that Council rescind the decision of January 22nd to defer any action until conclusion of the land exchange negotiations (ie. the adoption of Mr. Moir's recommendation to Council on that date).

Ald. Beeler said she would have a problem with encouraging the APEX submission when proposals have not even been called yet for this block of land (ie. as opposed to the Forsyth block, which other developers had an opportunity to submit proposals for). Other members were unwilling to see any commitments made until all negotiations have been finalized and a report made to Council on the outcome.

When the vote was taken on the motion to rescind, the necessary two-thirds majority of Council was not obtained and the motion was defeated.

During the general discussion, prior to the motion to rescind being placed on the floor, Council also heard from Mr. Reg Horner, Executive Director for the Downtown Development Corp. He commented briefly on the studies presently underway to determine land uses and development potential in the downtown, noting that the studies will give an overall view of the entire downtown as favoured by the B.I.D.C.

While the motion to rescind did not pass, Council wished to do something further with the ideas that Mr. Mettam has presented, and Mr. Moir was asked what approach could be taken to give some sort of positive reaction, but without giving any exclusive commitment to APEX (or to any developer) at this particular time. Mr. Moir said Council might want to authorize discussions with Mr. Mettam, based on the possibility of engaging him to prepare an overall design concept in keeping with the ideas he has put forward. Mr. Moir could subsequently report to Council on what Mr. Mettam is prepared to do, what costs would be involved, etc. Members were supportive of this suggestion, and on motion of Ald. Levandier and Hetherington, Council authorized Mr. Moir to have discussions with Mr. Mettam and to come back with a report on all the possibilities noted and the ramifications for the City.

MOTION: Moved by Ald. Levandier & Hetherington that Mr. Moir be authorized to have discussions with Mr. Mettam, concerning the possibility of his preparing an overall concept for development, the costs that would be involved, etc., for report back to Council.

RESOLVING UNIT
RESOLUTIONS
85-28 & 85-29

Council has been asked to give approval to Resolutions 85-28 and 85-29, which provide for twenty senior citizen housing units ^{& 5 family units} to be constructed in Dartmouth in 1985. This request comes from the Regional

Manager, Nova Scotia Dept. of Housing, and Mr. Moir has recommended approval of the resolutions. He has requested of Mr. Schofield, the Regional Manager, that before tenders are awarded for the five family units (Resolution 85-29), the City be advised of the sites selected.

The Resolutions were adopted by Council, on motion of Ald. Crawford and Withers.

MOTION: Moved by Ald. Crawford and Withers that Council adopt Resolutions 85-28 and 85-29, providing for 20 senior citizen housing units and five family housing units in Dartmouth, for 1985

LEGAL SERVICES

As Council has requested, Mr. Moir has provided documentation that was considered by the Legal Services Review Committee, in coming to their recommendations which were before Council at the April 9th meeting. The recommendations are: that the services of the present legal firm (Anderson, Heustis & Jones) be retained, and further, that the Committee continue to function for a period of time to monitor the use of legal services and possible ways of reducing costs.

Having received the additional information requested, Council approved the recommendations of the Committee, on motion of Ald. Greenough and Sarto.

MOTION: Moved by Ald. Greenough and Sarto that the recommendations of the Legal Services Review Committee (as noted above) be adopted.

SALE OF 32 KING ST.

A further report from Mr. Moir was before Council on the sale of the property at 32 King Street to the owner of 34 King Street, for the negotiated price of \$33,550. Two conditions of sale originally requested by Council have now been negotiated, and Mr. Moir advises in his report that Mrs. Fay has agreed to both of the following conditions:

- 1) that the City will have the right of first refusal in the event that the property is offered for sale at any time in the future;
- 2) further, she has agreed to the registration of the property 34 King Street as a heritage property (32 King Street was previously registered).

RESOLUTION 85-27

Council adopted Resolution 85-27, to accomplish the sale of 32 King Street, on motion of Ald. Crawford and Sarto. The sale is conditional upon the two provisions noted on page 13 of these minutes.

MOTION: Moved by Ald. Crawford and Sarto that Council adopt Resolution 85-27, with respect to the sale of 32 King Street, conditional upon the two provisions noted on page 13 of these minutes.

LAND: CARLETON ST.
& BELMONT AVE.

As directed by Council, Mr. Moir has met with Mr. Vaughan Baker, the owner of property in the

Carleton Street-Belmont Ave. area, to determine the price he would want for the land in question. He is prepared to sell the 12 acres to the City for \$110,000., and Mr. Moir has indicated to Council that in his opinion, it would not be possible to negotiate a lower price with him.

Ald. Greenough and Beeler moved that the report from Mr. Moir be received and filed. Both Ald. Bregante and Hetherington were concerned about the used car operation that is to be located on this site, and problems that may arise for area residents. They again indicated their objection to the proposed operation, but it was noted that the owner has complied with the necessary City requirements and the property is zoned correctly for the type of business he is proposing.

The vote was taken on the motion and it carried.

MOTION: Moved by Ald. Greenough and Beeler that the report from Mr. Moir on property in the Carleton St/Belmont Ave. area, be received and filed.

(Ald. Peters left the meeting at this point.)

APPLICATION:
VIDEO RETAIL
OUTLET
45 ALDERNEY DR.

On motion of Ald. Sarto and Bregante, Council indicated no objection to an application for a retail video outlet at 45 Alderney Drive.

A concern raised by Ald. Crawford about the outlet being open after regular hours, was responded to by Mr. Bill Young, who advised that Queen Square building is not open after hours for any single tenant.

MOTION: Moved by Ald. Sarto and Bregante that Council indicate no objection to an application for a retail video outlet at 45 Alderney Drive.

On motion of Ald. Crawford and Sarto, Council agreed to continue meeting beyond the hour of 11:00 p.m.

BUILDING PERMIT:
FUEL CENTRE
LOT 91-X
AKERLEY BLVD.

Ald. Greenwood declared a conflict of interest in connection with the next item, due to the nature of his business, and withdrew to the gallery while the item was before Council.

On motion of Ald. Crawford and Stubbs, Council approved an application for permit to build a truck cardlock fuel centre, Lot 91-X, Akerley Blvd., in the Burnside Industrial Park. The applicant is Gulf Canada Ltd. and estimated value of construction is \$360,600. Approval would be subject to the conditions set out in the staff report of April 10/85.

MOTION: Moved by Ald. Crawford and Stubbs that Council approve an application for permit to build a truck cardlock fuel centre, Lot 91-X, Akerley Blvd. Approval is subject to the conditions set out in the staff report of Apr. 10/85.

MONTHLY REPORTS

The monthly reports, recommended from Committee, were approved in one motion, moved by Ald. Greenough and seconded by Ald. Sarto. They are as follows:

- 1) Social Services)
- 2) Development Officer)
- 3) Minimum Standards) March
- 4) Fire Chief
- 5) Dog Control
- 6) Summary of Rev. & Expenditures, Apr. 3/85.

DAMAGE: ROCK
CONCERTS

Council agreed to add another item, at the request of Ald. Stubbs. She moved that Council ask the Metro Centre to be responsible for costs associated with damages to MTC buses and for the services of additional police required when rock concerts are held at the Metro Centre, and that these costs be recouped through performance bonds posted by rock groups when they perform at the Metro Centre.

The motion was seconded by Ald. Crawford and it carried.

MOTION: Moved by Ald. Stubbs and Crawford that Council request the Metro Centre to be responsible for costs associated with damages to MTC buses, and for the services of additional police required when rock concerts are held at the Metro Centre; and that these costs be recouped through performance bonds posted by rock groups when they perform at the Metro Centre.

Prior to adjournment, the figure was provided by Mr. Smith for uncollected taxes (as noted on page 7 of these minutes), being in the amount of 3.219 million dollars. Ald. Greenough requested that Mr. Smith circulate the other figures provided at this time by Mayor Brownlow, on surplus accounts. Mr. Smith said he would make these figures available as requested.

Meeting adjourned.

Bruce Smith,
City Clerk-Treasurer.

City Council, Apr. 16/85

ITEMS:

- 1) Hearing: Heritage properties, page 1 to 3 incl.
- 2) Funding request: District School Board, page 4 to 8 incl.
- 3) Presentation: APEX proposal, page 9 to 12 incl.
- 4) Housing Unit Resolutions 85-28 & 85-29, page 12.
- 5) Legal Services, page 13.
- 6) Sale of 32 King St., page 13.
Resolution 85-27, page 14.
- 7) Land: Carleton St. & Belmont Ave., page 14.
- 8) Application: Video retail outlet, 45 Alderney Dr.,
Page 14.
- 9) Building Permit: Fuel Centre, Lot 91-X, Akerley
Blvd., page 15.
- 10) Monthly reports, page 15.
- 11) Damage: Rock concerts, page 15.

Dartmouth, N. S.

April 23/85.

Regularly called meeting of City Council
held this date at 7:30 p.m.

Present - Deputy Mayor Sarto

Ald. Crawford	Levandier
DeMont	Withers
Stubbs	Greenwood
Hawley	Greenough
Bregante	Hetherington
Romkey	
City Solicitor, M. Moreash	
City Administrator, C. A. Moir	
Deputy City Clerk, G. D. Brady	

The Deputy Mayor welcomed the Fifth Cub pack, from Grace United Church, with their leaders, to the meeting.

APPLIED EXPLOSIVES
PRESENTATION

As previously arranged, this meeting of Council was set for a presentation on the use and transportation of explosives. The presentation was given by the Construction Association of Nova Scotia, and the introductory remarks were made by Mr. Jack Rowe, President of the Association. Representatives were in attendance from the following construction companies: Woodlawn Construction, W. Eric Whebby Ltd., Casavechia Ltd., and Standard Construction.

Making the actual presentation was Mr. Walter Bisson, assisted in the slide portion of the presentation by Mr. Jack Osmond. Mr. Bisson first commented on what he called the good track record associated with the use of explosives and safety considerations, in Canada generally. He reviewed the various jurisdictions under which the use of explosives is controlled, and the training that is now being required for persons who handle explosive materials. He also explained how the transportation of explosives is controlled, coming under the jurisdiction of the Canadian Explosives Act.

A series of slides were shown to Council, listing the methods for controlling ground vibration when explosives are being used, methods of controlling air blasts, favourable and unfavourable conditions for blasting. Other slides illustrated the safety with which blasting operations can be carried out,

and the minimal disturbance to nearby properties and the environment when blasting is done properly.

Members of Council then had the opportunity to ask questions of Mr. Bisson. Ald. Hetherington asked about the transportation of explosives, and the regulations pertaining to the use of trucks for these purposes. Mr. Bisson advised that trucks carrying explosives must be checked every three months and are inspected at that time. Other questions related mainly to the problems that have been experienced locally with damage to existing structures when blasting was taking place on construction projects. Mr. Bisson stated that with the know-how and the equipment that are available, it is possible to carry out blasting operations without causing any such damage to existing buildings. He said there is really no reason for such damage to occur, given the expertise that is currently in this field. He referred here to one of the new pieces of equipment, designed to insure proper delay patterns for blasting, called a sequential blast machine. He said that anyone who is not a licensed blaster, has no right to be dealing with explosives. He outlined the licensing requirements for blasters and the controls that are overseen by the Board responsible for the training and licensing of blasters.

At the conclusion of the question period, the Deputy Mayor thanked Mr. Bisson, Mr. Rowe, and all the members of the Construction Association for their participation and for the information they have provided for Council.

VERBAL REPORTS:
POLICE & FIRE
DEPARTMENTS

Deputy Fire Chief Hodgson and Deputy Police Chief Cole were present to inform Council of safety and emergency measures that are in place in Dartmouth at this time, for dealing with situations in which they would be required.

Deputy Chief Hodgson first reviewed the contingency plan the Fire Dept. has, in case of hazardous spills,

or any disasters that could occur, involving such locations as Imperial Oil refinery, the Dartmouth General Hospital, the Nova Scotia Hospital, the Queen Square complex, the major shopping malls, etc.

Fire Dept. personnel are provided with booklets to help in the identification of dangerous chemicals and other materials, and have been advised of the government departments and/or agencies to be contacted immediately in the event of hazardous spills, whether they occur on land or in the harbour. Deputy Chief Hodgson outlined the procedures to be followed by his department under emergency conditions, and he also explained to Council the kinds of equipment the Fire Dept. has at its disposal for use in emergencies, such as self-contained breathing apparatus, special pumps, absorbent materials for use in the case of chemical spills. Special priority at present is being given to a spill recovery vehicle which is being modified and built; this vehicle will carry all necessary materials for use in the control of spills involving hazardous materials.

Ald. Crawford made an inquiry about radioactive isotopes that are located in industrial buildings in the Burnside Park, and what would be done about these materials in case of fire. The Deputy Chief said that if there was a danger posed for personnel in attempting to remove them, it would be necessary to let the building burn rather than jeopardize the safety of firemen in that situation.

Deputy Chief Cole then reviewed the role the Police Dept. would play in any type of disaster occurring in Dartmouth, and in follow-up investigative procedures afterwards. An actual disaster area would be designated with an inner perimeter for containment and an outer perimeter where control would be exercised by the Police Dept. in the way of traffic control, etc.

Ald. Hawley made the observation that while the individual components of the City appear to have made satisfactory plans, involving their own departments,

there is no overall co-ordination of a total plan, which the City really requires. He said that while the City Engineer is giving what time he has to the matter of emergency measures, on a part-time basis, it is not adequate, and what is needed is a full-time co-ordinator to carry out the complete requirements of the job. He felt that the City cannot be fully prepared to deal with disasters, such as have occurred in other communities, until there is a person serving in a full-time capacity as an EMO co-ordinator. The Deputy Mayor suggested that Ald. Hawley might like to pursue this point further at a meeting of the Emergency Measures Committee.

The Deputy Fire Chief and the Deputy Police Chief were thanked for their presentations to Council.

EMO (N.S.)
REPRESENTATIVE

Council next heard from Mr. John Perkins, the Zone Controller for EMO. He noted that the all-hazards plan, recommended by EMO, is the document that the City of Dartmouth now has in place, and he defined co-ordination and pre-planning for responsible decision-making as being of prime importance in an EMO program.

Ald. Withers raised a question about what he felt has been a lack of co-ordination over the years in the EMO program generally. Mr. Perkins responded to this concern by explaining some of the difficulties that arise with jurisdictional problems in areas such as metro, where there are several municipalities involved. He said plans are being worked on for a major inter-municipal exercise, that will take in the complete metro area, and he agreed there is a need for liaison among the municipal units at the political level. He pointed out that planning for emergencies is not a mandatory requirement in Nova Scotia, and emergency programs do not come into existence unless individual Councils want them to. So far, there are only a small number of municipalities in Nova Scotia that have taken it upon themselves to become involved in such programs.

Ald. Stubbs noted that in a recent emergency situation, involving the rescue of men from a downed helicopter in the ocean, the Dartmouth General Hospital was able to deal with all the people brought to the hospital for treatment of hypothermia and they did not have to be moved to the V.G. Hospital as originally planned. She felt this is a good indication of the capabilities of the hospital to handle emergencies.

Ald. Crawford informed the members of Council that Ald. Peters is unable to attend this meeting, due to the illness of his father.

GRANT: HERITAGE
REGISTRATION

Ald. Stubbs read for the information of Council, a letter she has received from the Minister of Culture, Recreation & Fitness, advising that the Heritage Advisory Committee is to receive a grant in the amount of \$6,000., awarded for the preparation of an inventory of historic houses in Dartmouth, for possible designation as Provincial heritage properties. She noted that Dartmouth is one of the first municipalities in the Province to receive such a grant.

WISHING WELL:
FERRY TERMINAL

A request has been received from the Finance Committee of the Dartmouth Senior Citizens Service Centre, for permission to place a Wishing Well in the Dartmouth Ferry Terminal building for a two-week period, starting April 30th to May 15th, in conjunction with their Campaign 85 program.

Council approved this request, on motion of Ald. Crawford and Levandier.

MOTION: Moved by Ald. Crawford & Levandier that the request from the Finance Committee of the Dartmouth Senior Citizens Service Centre, for permission to place a Wishing Well in the Ferry Terminal building, for a two-week period, be approved.

AWARD TENDERS:
PARK MAINTENANCE
EQUIPMENT

Tenders have been recommended, as per the report of April 12/85, for park maintenance equipment for the Parks & Recreation Dept. Mr. Moir has concurred in the recommendations from Mr. George of the Purchasing Dept., and the tenders were awarded by Council, as recommended, on motion of Ald. Crawford and Romkey.

MOTION: Moved by Ald. Crawford and Romkey that tenders for park maintenance equipment for the Parks & Recreation Dept., be awarded as recommended in the Purchasing Dept. report of April 12/85; Mr. Moir has concurred with these recommendations.

AWARD TENDER:
CONTRACT 84-15

Tenders have been received as follows for Contract 84-15 (construction of sewer & water systems on Alpine Drive, Craighburn Drive & Craighburn Court, Garden Court, Lakewater Court, Lakewood Court, Meadow Walk, and Sunset Drive):

1) Scotiabuild Ltd.	\$383,496.00
2) Seaport Contractors Ltd.	438,057.00
3) W. Eric Whebby Ltd.	509,857.00
4) G.A.L. General Contractors & Development Ltd.	535,981.00
5) Stewiacke Construction Ltd.	539,018.00
6) Antigonish Construction Ltd.	544,220.00
7) L. J. Casavechia Contracting Ltd	582,720.00
8) Woodlawn Construction Ltd.	595,986.00

Ald. Greenough and Withers moved the adoption of the following recommendations from Mr. Purdy:

- 1) that the tender be awarded to Scotiabuild Ltd., the low bidders, in the amount of \$383,496.00.
- 2) further, that \$75,000. be allocated from the 1984 Capital Budget for small drainage projects to provide for the installation of the storm sewers on Craighburn Drive and Craighburn Court.

Mr. Moir has concurred in these recommendations.

Ald. Stubbs said she has earlier given a documented report to Council which showed that members of the Planning Dept. staff developed a subdivision on under-sized lots that were approved illegally, and on the understanding that the lots would be serviced by water and sewer installed by the City. In view of this involvement by Planning staff members in land transactions which were to their own advantage, she felt that the taxpayers should not bear the expense of water and sewer installations to lots from which these staff members stood to benefit when the lot and subdivision approvals were given. She said it is wrong to expect taxpayers to bear the cost of services under these circumstances.

Ald. Stubbs wished to see the plans showing

exactly where the water and sewer extensions are located in relation to the two Streets known as Meadow Walk and Lakewater Court; she also wanted to have the figures broken out for these two particular projects.

Council tabled this item to give Mr. Purdy time to provide the information from the Engineering Dept. When the item was resumed, Mr. Purdy presented plans showing where the water and sewer lines will go, and advised that the Meadow Walk project is estimated at \$14,820. in the tender price, and Lakewater Court, at \$19,715.

Having received this information, Ald. Stubbs again made reference to the involvement of Planning Dept. staff and their motives in giving approval to under-sized lots, and she again expressed her concern that citizens are being asked to pay for servicing of the lots in question. She said that responsibility for these services should rest with the developer. She referred once more to the documented proof she presented with respect to questionable action on the part of the staff members in the Planning Dept., and proceeded to move in amendment that the two streets noted be deleted and that the developers be charged directly for the costs; the amendment was seconded by Ald. Crawford.

In view of the questions raised about the size of the lots, some members of Council felt the actual figures should be clarified by Mr. Purdy before proceeding any further with approval of the tender. Ald. Greenough also asked how it would be possible to charge the developer retroactively, since the land subdivision goes back about ten years and the lots have been sold in the interim. The item was again tabled until Mr. Purdy could be given additional time to find the plans in the Engineering Dept. and advise Council of the lot sizes.

Mr. Purdy later returned to the Council Chamber with the plans of subdivision for the two streets in

question, advising that there are four lots involved and all are in excess of the 15,000 sq. ft. requirement.

Ald. Crawford asked if it is possible to go back to the developer after all ^{this} time and make the developer responsible for the sewer and water charges. Mr. Moreash said this would not be possible unless there was originally some contractual obligation, still in existence, that the developer was bound to meet.

After all the information requested had been provided to the satisfaction of Council, the vote was taken on the amendment and it was defeated. The original motion to award the tender for water and sewer installation, carried with Ald. Stubbs voting against.

MOTION: Moved by Ald. Greenough and Withers that the tender for Contract 84-15 be awarded, as per the recommendations on page 6 of these minutes.

WATER EXTENSIONS:
PORT WALLACE
CONTRACT 84-15

A report from Mr. Moir, added to the agenda at the beginning of the meeting, was before Council, relating to the previous item. The report deals with the extension of water services in the Port Wallace area, and the fact that a capital contribution in the amount of \$23,409, is required from the City, based on the fact that the projected water revenue will not be self-supporting for these projects.

Mr. Moir has recommended that Council authorize a capital contribution of \$23,409., in order that the projects may proceed. This recommendation was adopted, on motion of Ald. Greenough and Bregante.

MOTION: Moved by Ald. Greenough and Bregante that Council authorize a capital contribution of \$23,409., required from the City in connection with the water extension projects in Port Wallace, as per Contract 84-15, the previous item on the agenda.

EXEMPTION:
PROPERTY TAXES

As requested at Council, a report has been prepared on the implications of a by-law that would provide for tax exemptions to widows, widowers, those over 65 years of age, and single parents supporting a dependent. The report also addresses the question of whether there

is a better way of assisting people who are in difficulty with their taxes.

Ald. Levandier and Greenough moved the adoption of the following four recommendations at the conclusion of the report from Mr. Corrigan, the Deputy City Treasurer:

- 1) that a program of specific tax exemptions not be adopted due to high cost and lack of effectiveness.
- 2) that an effort be made to better inform taxpayers of the programs that are currently available.
- 3) that the matter be referred to individual Social Workers in cases where a taxpayer is in danger of losing his personal residence or otherwise in need for social assistance.
- 4) that consideration be given to broadening the present tax deferral by-law to include other groups such as widows, widowers, and single-parent families.

Ald. Withers made particular reference to recommendation #4, and said he felt this was what Council had in mind previously as far back as 1980, when it was proposed that By-law C-297 be broadened to include these various categories, including that of spinster. He moved in amendment that By-law C-297 be amended to include all the categories noted, including that of 'spinster' and 'single parents supporting dependents'. The amendment was seconded by Ald. Hetherington.

The Solicitor pointed out that a Charter amendment may be required in order to do what is being proposed in the amendment. Ald. Romkey felt that the categories included in the amendment should be spelled out more carefully than they presently are, and that Council should have a report from the Solicitor first before amending the by-law, especially if a Charter amendment is going to be required.

When the vote was taken on the amendment, it carried, and the amended motion carried.

MOTION: Moved by Ald. Levandier and Greenough that the four recommendations from Mr. Corrigan's report of Apr. 4/85, be adopted, as detailed above.

AMENDMENT: Moved in amendment by Ald. Withers and Hetherington that By-law C-297 be amended to include the categories spelled out in the report and noted on page 9 of these minutes.

The Deputy Mayor recognized, at this point, the \$6,000. amount raised by Ald. Withers in a recent Bowl-a-Thon, for the Big Brothers/Big Sisters organization.

CONSTRUCTION
AGREEMENT #D-1:
BRAEMAR DRIVE

RESOLUTION 85-30

Council was asked to approve Resolution 85-30, authorizing the signing of Construction Agreement D-2, in connection with the reconstruction of Braemar Drive, from the MicMac Rotary to Red Bridge Pond.

The Resolution was adopted, as recommended by the City Engineer, on motion of Ald. Hawley and Bregante.

MOTION: Moved by Ald. Hawley and Bregante that Council approve Resolution 85-30, authorizing the signing of Construction Agreement D-2 (reconstruction of Braemar Drive, from the MicMac Rotary to Red Bridge Pond).

PROPOSED OPEN-
DECK ADDITION:
CRICKETS BEVERAGE
ROOM

The Planning Director has sought direction from Council with respect to an application to construct an open-deck addition to the south side of the existing Crickets Beverage Room, on the Woodlawn Mall property. The Liquor License Board has indicated that the request for a license for this addition to operate, will not be considered by the Board until confirmation is received in writing from the City that permission has been given for the proposal. The staff report advised that the project is estimated to cost \$10,000., and the application is in compliance with existing City by-laws and regulations, thereby entitling the applicant to a permit.

Ald. Romkey did not want to see the application proceed for several reasons: (1) increased traffic that will be generated in the area due to an increased number of patrons; (2) the close proximity of a church, a school and a playground for children. He moved that a letter be forwarded to the Liquor License Board, indicating that Council is not in favour of the extension to the Beverage Room for the reasons noted - ie. close proximity to a church, a school, and to

a children's playground; also, a concern about increased traffic created by patrons if the Beverage Room is enlarged. Further, if the Board plans to proceed further with this application, that the City be notified of any public hearing to be held so that representation can be made on the City's behalf. (This latter sentence was added after debate on the main text of the original motion.). The motion was seconded by Ald. Bregante.

Ald. Hawley asked about the implications of not granting a building permit, the application that is actually involved in this issue. The Solicitor pointed out that if the project complies with all the necessary City by-laws and regulations, the applicant is entitled to receive a permit. He said he was not entirely certain just what provision there is for the Board to request the approval that is being sought by them. Basically, there are two matters involved, one being the request for a permit from the City, and the other being the license that must be obtained from the Liquor License Board. The motion presented is correct insofar as it addresses the provision requested by the Liquor License Board, but the question of a building permit is not addressed by the motion. Mr. Moreash suggested that the letter to the Board should also address the question of whether City by-laws and regulations have been complied with in this application.

Ald. Stubbs wished to see the approval of the building permit deferred until such time as there is a hearing by the Liquor License Board on the licensing application. It was noted that such a hearing is not required in this instance, since one was held initially when a license was granted for the Beverage Room to be operated in the first place. Mr. Moreash explained that the building permit application, if it is to be denied or deferred, has to be based on specific grounds for doing so; otherwise, the City is open to liability for prosecution. He cautioned Council about this possibility

in the event of any action taken to delay approval of the application through a motion to defer. In other words, waiting for a decision from the Liquor License Board is not an adequate reason for deferral.

Based on the opinion given by the Solicitor, Council did not entertain a motion of deferral, but the debate from this point centered on the possibility of a public hearing being held by the Liquor License Board, at which time the City and other interested citizens would have an opportunity for input and to make representation against the addition to the Beverage Room. It was at this point in the debate that the last sentence, suggested by Ald. Crawford, was added to the motion.

Members of Council were content to let the motion stand as presented and when the vote was taken, the motion carried.

MOTION: Moved by Ald. Romkey and Bregante that a letter be forwarded to the Liquor License Board, indicating that Dartmouth City Council is not in favour of an extension to the Crickets Beverage Room, for the reasons noted - ie. close proximity to a church, a school, and to a children's playground; also, a concern about increased traffic created by patrons if the beverage room is enlarged. Further, if the Board plans to proceed further with this application, that the City be notified of any public hearing to be held so that representation can be made on the City's behalf.

EMERGENCY
HOUSING IN
DARTMOUTH

The Housing Crisis Committee, at its meeting held on Apr. 1/85, has adopted the following motion:

That the Committee recommend to Council that, before any decision is made on the disposal or re-use of buildings surplus to City needs, consideration be given to using the building for housing, particularly when considering the St. Peter's Grammar School.

Ald. Bregante and Stubbs moved the adoption of this recommendation from the Committee. Ald. Bregante spoke on the motion, explaining the savings that the City will be able to realize if units of emergency housing can be provided so that Social Assistance clients do not have to continue to be housed in local hotels and motels; he noted that about 29 people are presently

being housed in this way. Ald. Bregante stressed the need for housing units in Dartmouth to meet these emergency needs, suggesting that all City buildings that could possibly be used for these purposes, should be considered, including the St. Peter's Grammar School building.

Ald. Withers said that while he agreed with the intent of the motion, the Committee reviewing uses for the Grammar School, is already in the process of having a proposal presented to them for day care facilities (also required in Dartmouth) to be located in the building, and for an overall use plan being proposed by the Dartmouth Lions Club. Mr. Fougere, Chairman of that Committee, advised that at the May 2nd meeting, an opportunity will be given for the Housing Crisis Committee to be heard, as one item on the agenda, in conjunction with the day care proposal which will also be on the agenda.

Ald. Crawford referred to a meeting he plans to attend on the morning of April 25th, initiated by an ecumenical group who will have a proposal to consider on emergency housing units such as those being discussed. He said that if this proposal is acceptable, it will address some of the concerns that Ald. Bregante has spoken about. The vote was taken on the motion and it carried.

MOTION: Moved by Ald. Bregante and Stubbs that a recommendation from the Housing Crisis Committee be adopted; text of this recommendation is on page 11 of these minutes.

EMERGENCY HOUSING:
O'BRIEN BUILDING

The Housing Crisis Committee has reviewed a report on renovations to the City-owned O'Brien building, with the idea of providing emergency housing units in that building, as a means of alleviating some of the present cost of housing people in hotel and motel accommodation, when they are in housing-crisis situations.

Ald. Bregante again commented on the severe lack of emergency housing units for people requiring them in Dartmouth, and explained why consideration is

being given to crisis housing units in a building such as the one owned by the City. He said that while the O'Brien building may not be the best building for this purpose, the Committee wants to see every possible City-owned property considered.

Ald. Bregante proceeded to move that the report of the Committee on the O'Brien building be adopted, and that Council allocate the necessary funds to renovate the building. Ald. Stubbs seconded the motion, but was concerned about the amount of money that would be required for renovations to the building. At the same time, Mr. Moir noted that Council has already asked him to carry out negotiations with Mr. Mettam, on behalf of the APEX people, who are interested in the development of this City block. Recognizing that this action was taken by Council only last week, Ald. Stubbs and Withers moved deferral of any further action on the use of the o'Brien building, pending a report on the outcome of negotiations with Mr. Mettam.

Members of Council considered this to be the appropriate course of action to take at the present time, and the motion carried. Ald. Bregante said he felt that the attention brought to Council about the possible use of the o'Brien building, has served to focus in on the need for emergency housing units and the location of these in City-owned buildings if at all possible. The idea of creating new units on City-owned properties that are vacant, has not been discounted either.

MOTION: Moved by Ald. Stubbs and Withers that any further decision on the use of the O'Brien building be deferred, pending Mr. Moir's report on the outcome of negotiations with Mr. Mettam.

Ald. Stubbs was concerned about people on social assistance who are given notice to vacate their accommodations, when an additional rental allotment would make it possible to meet rental costs and not be evicted.

She moved that the Social Services Dept. prepare a report, recommending a level of increase in rental

costs that would assist people in these situations, who have been given notice to vacate, so that they would not have to be moved into hotel accommodation. The motion was seconded by Ald. Greenwood and it carried.

MOTION: Moved by Ald. Stubbs and Greenwood that the Social Services Dept. prepare a report, recommending a level of increase in rental costs that would assist people who have been given notice to vacate, so that they would not have to be moved into hotel accommodation.

POLICE
HEADQUARTERS

It was requested by Ald. Hetherington that the Police Headquarters item be deleted from the agenda. A meeting of the Committee reviewing possible sites for the headquarters will be held next week.

MEMBERSHIP
VACANCY:
PLANNING REVIEW
COMMITTEE

Council has been asked to appoint a replacement member for Mr. Fredericks on the Planning Strategy Review Committee, and on motion of Ald. Hetherington and Bregante, Council approved the appointment of Mr. Reginald MacKenzie as the replacement member representing Ward 7.

MOTION: Moved by Ald. Hetherington & Bregante that Mr. Reginald MacKenzie be appointed as the Ward 7 replacement member on the Planning Strategy Review Committee.

Meeting adjourned.



G. D. Brady,
Deputy City Clerk.

City Council, April 23/85

ITEMS:

- 1) Applied Explosives presentation, page 1 & 2.
- 2) Verbal Reports: Police & Fire Depts., pg 2 to 4.
- 3) EMO (N.S.) Representative, page 4.
- 4) Grant: Heritage Registration, page 5.
- 5) Wishing Well: Ferry Terminal, page 5.
- 6) Award tenders: Park maintenance equipment, pg. 5.
- 7) " " : Contract 84-15, page 6 to 8.
- 8) Water Extensions: Port Wallace, Contract 84-15, pg. 8.
- 9) Exemption: Property taxes, page 8 & 9.
- 10) Construction Agreement D-1, Braemar Drive:
Resolution 85-30, page 10.
- 11) Proposed open-deck addition: Crickets Beverage Room,
page 10 to 12.
- 12) Emergency Housing in Dartmouth, page 12 & 13.
- 13) Emergency Housing: O'Brien building, page 13 & 14.
- 14) Police Headquarters, page 15.
- 15) Membership vacancy: Planning Review Committee, pg. 15.